

# City of White Plains, New York

**2014-15**

## **Community Development Final Annual Action Plan of the 2010-15 Consolidated Plan**



## Acknowledgements

This plan was prepared by the White Plains Planning Department, led by the Community Development Program staff. The Planning Department wishes to thank all those who helped in the preparation of this Plan including staff from following City departments: Finance, Law, Building, Parking, Public Safety, Public Works, Recreation and Parks, and the Youth Bureau. We also extend thanks for the contributions of the White Plains Housing Authority and not-for-profit agencies which provide housing assistance and community development and public services to residents of the City of White Plains. The Planning Department also wishes to acknowledge the hard work and commitment of the members of the Community Development Citizens Advisory Committee, and offer a special thanks to the Mayor and Common Council of the City of White Plains for their leadership and support.

### **City of White Plains**

Mayor Thomas M. Roach

Council Member Nadine Hunt-Robinson

Council Member Milagros Lecuona

Council Member John Kirkpatrick

Council Member John M. Martin

Council Member Dennis E. Krolian

Council Member Beth N. Smayda

### **Community Development Citizens Advisory Committee**

Chair Dennis Power

Rosa Boone-Morgan

Mary Perri

Millie Castro

James Pierre

Sidia Cortes

Meghan Schoeffling

June DeMarco

Melissa Thompson

Wade Hardy

### **Department of Planning**

Commissioner Elizabeth Cheteny

Deputy Commissioner Linda Puoplo

Cris Dellaripa

Dave Marinelli

Carmen Gaskin

Eileen McClain

Rodney Johnson

Grace Medina

Kristi Knecht

Jane Prout

## Table of Contents

Executive Summary	4
Expected Resources Summary	7
CDBG Funded Projects and Activities	10
Lead & Responsible Agencies	12
Expected Resources Detail	13
Annual Goals, Objectives and Projects	18
Project Summary	49
Geographic Distribution	56
Affordable Housing	69
Public Housing	70
Homeless and Other Special Needs Activities	72
Barriers to Affordable Housing	76
Other Actions	78
<u>Community Development Citizens Advisory Committee</u>	82
Committee and Public Hearing Minutes	83
Public Notice (with affidavits)	118
<u>Attachments</u>	136
Application for Federal Assistance SF-424	137
Certifications	140
Specific CDBG Certifications	142
Appendix to Certifications	144
City of White Plains Common Council Resolution	146

## **ES-05 Executive Summary**

### **1. Introduction**

Each year, as an Entitlement Community, the City of White Plains (“the City”) receives grant funds under the Community Development Block Grant (CDBG) program. The City’s Department of Planning is responsible for administering the CDBG program and the Urban Renewal Agency is responsible for implementing these programs. As part of the grant application, the City is required to submit a Consolidated Plan document that addresses the priority needs and strategies over a five-year period. Program goals and objectives identified in the strategic plan include improving the safety and livability of neighborhoods, providing for decent and affordable housing, increasing access to quality public facilities and services, all principally to benefit individuals who have low and moderate incomes. The City is also required to submit an Annual Action Plan. This 2014-15 Annual Action Plan provides a one-year strategy to accomplish the goals and objectives of the City’s five-year Consolidated Plan. The Annual Action Plan contains descriptions of the programs and projects to be undertaken by the City of White Plains during the 2014-15 program year using CDBG grant funds and program income. The Annual Action Plan identifies anticipated levels of funding for the program year, describes the geographic areas in which assistance will be directed and provides the rationale used. This Annual Action Plan covers the fifth year increment of the 2010-2014 Consolidated Plan. The following contains the 2014-15 Annual Action Plan for the City of White Plains.

This Annual Action Plan covers the period September 1, 2014 to August 31, 2015 and meets the requirements of the Consolidated Planning Regulations. The activities and projects approved for funding during fiscal year 2014-2015 and included as part of this application are consistent with the City’s stated objectives for its housing and community development programs.

Consistent with the intent and regulatory requirements of the programs covered under the Consolidated Plan, the City accepts and reviews applications for funding on an annual basis and allocates funding to programs and activities that serve individuals in the City’s low and moderate income neighborhoods or provide direct benefit to individuals and families in need. Programs and activities are located throughout the City and its neighborhoods and are available to all individuals regardless of race, national origin, familial status, religion or creed. Statistics on program beneficiaries are collected throughout the program year and are available for each program and activity and for the grants as a whole as part of the City’s Consolidated Annual Performance and Evaluation Report (CAPER).

### **2. Summary of the objectives and outcomes identified in the Plan Needs Assessment Overview**

The annual objectives and outcomes outlined in this plan will address five areas of need: Non-Homeless Housing Needs, Homeless Housing Needs, Non-Homeless Special Needs, Non-Housing Community Development Needs, and Revitalization of Neighborhoods in Need. Please refer to Section II, the Housing and Community Needs Assessment chapter of the 2010-14 Consolidated Plan for a detailed discussion of identified needs. As mentioned, programs are targeted to benefit and assist extremely low, low and moderate income families and individuals. Hispanics have been identified in the 2010-14 Consolidated Plan as an underserved population regarding access to affordable housing, and so will receive concentrated outreach through community organizations.

### **3. Evaluation of past performance**

Yearly evaluations of past performance can be found in the Consolidated Annual Performance and Evaluation Report (CAPER). The Planning Department continues its efforts to address the objectives summarized above, fostering strategic partnerships to focus on high priority needs within the City. Allocated funds are used for affordable housing development, strategic neighborhood improvements, and continued delivery of community services. The objectives found within this plan have been chosen based on an evaluation of both past successes and obstacles, and the City has decided a continuation of similar strategies will be the optimal approach toward continued success in the future as well as a cohesive strategic response to identified needs.

### **4. Summary of citizen participation process and consultation process**

During the period in which the 2014-15 Annual Action Plan was prepared by the Planning Department, with the assistance of the Community Development Program staff, staff conducted phone consultations and meetings with all County and City departments and agencies that provide housing and community development services to the community. In addition, citizen participation was fostered through public meetings, hearings, publication of a summary of the proposed Annual Action Plan, plus encouragement and invitation of public commentary. The citizen participation process started this year with a notice to the general public, all local public service organizations, and public service organizations who had received past CDBG funding. A public hearing was held on April 1<sup>st</sup>, 2014, giving organizations the opportunity to report on past program performance and hear requests for funding for the upcoming year, and general public input for the development of the AAP. The Community Development Citizens Advisory Committee met on April 9<sup>th</sup>, 2014 to decide on recommendations for funding allocation for the upcoming year.

## **5. Summary of public comments**

A public notice summarizing the 2014-15 Annual Action Plan was published in the Journal News, the official newspaper of the City of White Plains, and Westchester Hispano newspaper, on May 16<sup>th</sup>, 2014. The draft 2014-15 Annual Action Plan was also posted on the City's website on May 21<sup>st</sup>, 2014. The 2014-15 Annual Action Plan will be available for a 30-day public review and comment period from May 21<sup>st</sup>, 2014 through June 20<sup>th</sup>, 2014, at the White Plains Library, El Centro Hispano, Inc., the Thomas H. Slater Center, Inc., and the Department of Planning, and on the City's website, and copies are available to members of the community on request. A public hearing was held on June 18<sup>th</sup>, 2014, for the public to comment on the Draft Annual Action Plan and the proposed funding of projects and activities. Two members of the public participated and their detailed comments can be found in the minutes of the public hearing, included in the addendum of this Annual Action Plan. In summary, one commentator represented the Community Action Program and expressed gratitude for the proposed allocation of funds to support the Emergency Food Pantry. The second commentator has extensive experience in affordable housing and made specific recommendations and suggested considerations for the next five-year Consolidated Plan. No other comments were received during the public review period.

## **6. Summary Tables**

The City of White Plains 2014-15 allocation from the Community Development Block Grant (CDBG) program is \$809,912. To extend this resource, the City has allocated \$400,000 from the Rehabilitation Revolving Fund to be used toward community development and rehabilitation projects. This amount is expected to be fully reimbursed from loan repayments and fees. With the added resources from the Revolving Fund, total CDBG resources are estimated to amount to \$1,209,912 for the upcoming reporting period. (see Table ES-1)

**ES Table 1: Expected Resources Available, 2014-15**

Source of Funds	Uses of Funds	Amount
Community Development Block Grant	<ul style="list-style-type: none"><li>- Administration and Planning</li><li>- Neighborhood Rehabilitation</li><li>- Housing Code Enforcement</li><li>- Infrastructure/Public Facilities</li><li>- Public Services</li></ul>	\$809,912
Rehabilitation Revolving Fund	<ul style="list-style-type: none"><li>- Neighborhood Rehabilitation</li></ul>	\$400,000
Other Federal Funding	<ul style="list-style-type: none"><li>- Housing and Family Self Sufficiency</li><li>- Youth Programs</li><li>- Senior Programs</li></ul>	\$4,392,025
New York State Funds	<ul style="list-style-type: none"><li>- General state aid</li><li>- Road Improvements</li><li>- Traffic Signal Improvements</li><li>- Library</li><li>- OMRDD</li><li>- Youth Bureau</li></ul>	\$7,501,930
County Funds	<ul style="list-style-type: none"><li>- Youth Programs</li></ul>	\$385,520
City of White Plains Funds	<ul style="list-style-type: none"><li>- Administration and Planning</li><li>- Affordable Housing</li><li>- Public Improvements</li><li>- Public Services</li></ul>	\$17,564,693

City of White Plains CDBG Funding Allocation 2014-2015				
Program	2014-15 Allocation		% Low/Mod	\$ Low/Mod
CD Program Admin	\$153,659		0%	\$0
CD Rehabilitation Program	\$228,529		85%	\$194,250
CD Code Enforcement	\$117,929		53.3%	\$62,856
Infrastructure/Public Facilities	Parks in CD Target Neighborhoods	\$75,000	57%	\$42,750
Public Services Programs	<i>Centro Hispano</i>	\$29,500	100%	\$29,500
	<i>Meals on Wheels</i>	\$19,500	100%	\$19,500
	<i>Slater Center</i>	\$24,500	71.8%	\$17,591
	<i>Ecumenical Food Pantry</i>	\$24,500	100%	\$24,500
	<i>White Plains Community Action Program</i>	\$1,500	100%	\$1,500
	<i>Grace Church Community Center</i>	\$25,000	100%	\$25,000
	<i>Passage to Excellence Corp</i>	\$5,000	100%	\$5,000
	<i>YWCA</i>	\$6,000	100%	\$6,000
	<i>Youth Bureau Bits N Pieces Day Camp and After School Scholarships</i>	\$24,295	100%	\$24,295
	<i>Rec Department Program for People with Differing Abilities and Day Camp Scholarships</i>	\$26,000	100%	\$26,000
	<i>WRO Housing Counseling and First Time Homebuyers Program</i>	\$19,000	100%	\$19,000
	<i>Legal Services of the Hudson Valley</i>	\$7,500	100%	\$7,500
	<i>Westchester Independent Living</i>	\$13,000	100%	\$13,000



	Center			
	Westchester Coalition for the Hungry and Homeless	\$4,500	100%	\$4,500
	Family Ties	\$5,000	100%	\$5,000
	Total	\$234,795		\$214,109
Rehabilitation Revolving Fund	\$400,000		85%	\$340,000
HUD 14-15 Allocation	\$809,912			
Total CDBG Funds 14-15	\$1,209,912			
Low/Mod Benefit				\$867,742
% Low/Mod Provided			72%	
Notes: 1. Program Administration is not included in calculation of overall low/mod benefit percentage 2. The 70% overall percentage required is calculated over a multi-year period.				

## ES Table 3: CDBG Funded Projects and Activities

**2014-15**

No.	Project	Funding	Planned Activities
1	Administration and Planning	CDBG: \$153,659	<ul style="list-style-type: none"> <li>▪ Notices to the public and citizens advisory committee</li> <li>▪ Acquiring needed materials for proper administration</li> <li>▪ Allocation execution and follow up</li> <li>▪ Support the redevelopment of the housing units of the White Plains Housing Authority</li> <li>▪ Support successful implementation of City capital improvements projects and City services</li> </ul>
2	Rehabilitation Program	CDBG: \$228,529	<ul style="list-style-type: none"> <li>▪ Oversight of Rehabilitation Projects</li> <li>▪ Preparation of all specifications</li> <li>▪ Bidding of work</li> <li>▪ Regular monitoring visits to worksite</li> <li>▪ Preparation of filing of all mortgages and deferred liens and loans</li> <li>▪ Lead Inspection</li> <li>▪ Acquiring needed materials</li> </ul>
3	Code Enforcement	CDBG: \$117,929	<ul style="list-style-type: none"> <li>▪ Target elimination of illegal uses and over-occupancy of residential properties</li> <li>▪ Goal of improved sanitation</li> <li>▪ Address property deterioration, focusing on Battle Hill, Fisher Hill, Church/Ferris, Carhart, and Eastview neighborhoods.</li> </ul>
4	Infrastructure Public Facilities	CDBG: \$75,000	<ul style="list-style-type: none"> <li>▪ Park improvements in CD target neighborhoods</li> </ul>
5	Public Service Programs	CDBG: \$234,795	<ul style="list-style-type: none"> <li>▪ Through Westchester Residential Opportunities, Inc., provide homebuyer and housing counseling services</li> <li>▪ Provide essential housing services including eviction prevention and housing for people with disabilities through the Westchester Independent Living Center, Legal Services of the Hudson</li> </ul>

			<p>Valley, and the Westchester Coalition for the Hungry and Homeless</p> <ul style="list-style-type: none"> <li>▪ Reach target population with essential comprehensive community center services through collaboration with El Centro Hispano and the Thomas H. Slater Center</li> <li>▪ Fund the Ecumenical Food Pantry, White Plains Community Action Program, and White Plains Meals-on-Wheels, Inc. in order to provide food resources for the hungry and homeless</li> <li>▪ Support the Crisis Intervention Outreach Team in providing crisis services to the Homeless</li> <li>▪ Provide supplemental funding for scholarships to the After School Connection Program, the Bits N' Pieces Tutorial Camp, Passage to Excellence, the Recreation and Parks Department Summer Day Camp programs, Recreation programming for Persons of Differing Abilities, and the YWCA GEMS program</li> <li>▪ Fund Family Ties for essential wrap-around services to families with children with high-end needs</li> </ul>
6	Rehabilitation Revolving Fund	CDBG: \$400,000	<ul style="list-style-type: none"> <li>▪ Rehabilitation of 10 Single Family Houses</li> <li>▪ Rehabilitation of 40 Multifamily Housing Units</li> <li>▪ Home Safety Initiative bringing smoke and carbon monoxide detectors into homes</li> <li>▪ Provide interest free loans for existing facilities seeking renovation that serve special needs persons</li> <li>▪ Support facility rehabilitation for Grace Church Community Center</li> </ul>

## **PR-05 Lead & Responsible Agencies**

### **1. Agency/entity responsible for preparing/administering the Consolidated Plan**

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

<b>Agency Role</b>	<b>Name</b>	<b>Department/Agency</b>
Lead Agency	City of White Plains	Department of Planning

### **Narrative**

The Planning Department has been the Lead Agency for the preparation of the City's Consolidated Plans and Annual Action Plans since the first Consolidated Plan in 1995. The Common Council declared the Planning Department of the City of White Plains to be the Lead Agency for the development of the City's 1995-1999 Consolidated Plan, and reaffirmed such lead agency designation for the 2000-2005 Consolidated Plan and the 2005-09 Consolidated Plan. The Common Council also reaffirmed the Planning Department as lead agency in its resolution approving the 2010-14 Consolidated Plan and 2014-15 Annual Action Plan. The Planning Department is the City department responsible for the day to day administration of the Community Development Block Grant Program, and also staffs the White Plains Urban Renewal Agency. The Planning Department also administers the City's Affordable Rental Assistance Program and Affordable Home Ownership Program, as well as the Senior Citizen Rent Increase Exemption Program.

The Common Council is the Lead Agency for the environmental review of the 2014-15 Annual Action Plan.

### **Consolidated Plan Public Contact Information**

Linda Puoplo, Deputy Commissioner  
White Plains Department of Planning  
70 Church Street  
White Plains, NY 10601  
914-422-1300  
planning@whiteplainsny.gov

## Expected Resources

### AP-15 Expected Resources

Program	Uses of Funds	Expected Amount Available Year 5				Expected Amount Remainder of Con Plan	Narrative Description  Total Annual Allocation Detail
		Annual Allocation: \$	Program Income: \$	Prior Year Resources \$	Total: \$		
Federal Sources							
CDBG	- Administration and Planning - Housing Rehab - Housing Code Enforcement - Infrastructure, Public Facilities - Public Services	\$809,912	\$400,000	0	\$1,209,912	0	Admin and Planning: \$153,659 Housing Rehab: \$228,529 +\$400,000 (Revolving Fund) Housing Code Enforcement: \$117,929 Infrastructure/Public Facilities: \$75,000 Public Services: \$234,795
Section 8	- Housing - Family Self Sufficiency	\$4,197,720 \$15,000	0	0	\$4,212,720	0	HAP Funding: \$4,212,720 FSS funding comes out of HAP Admin. Fees (\$15,000)
Other Federal Funds	Youth Programs	\$125,000	0	0	\$125,000	0	SAMHSA Drug Free Communities: \$125,000
	Senior Programs	\$54,305	0	0	\$54,305	0	Senior Citizens T-IIIB: \$15,695 Nutrition T-IIIC: \$38,610
New York State Funds							
State Aid		\$5,651,428	0	0	\$5,651,428	0	
NYS Highway Fund	Road Improvements	\$700,000	0	0	\$700,000	0	
DOT/NYSERDA	ICSS/SCATS	\$950,000	0	0	\$950,000	0	ICSS: \$600,000 SCATS: \$350,000
Library	Library	\$94,766	0	0	\$94,766	0	

Program	Uses of Funds	Expected Amount Available Year 5				Expected Amount Remainder of Con Plan	Narrative Description  Total Annual Allocation Detail
		Annual Allocation: \$	Program Income: \$	Prior Year Resources \$	Total: \$		
OMRDD	Rec & Parks	\$76,000	0	0	\$76,000	0	
Youth Bureau	Youth Bureau Administration	\$29,736	0	0	\$29,736	0	
<b>Westchester County Funds</b>							
County Funds	Youth Programs	\$382,520	0	0	\$382,520	0	Workforce Investment Board: \$201,221 OASAS: \$181,299
<b>City Funds</b>							
City of White Plains Funds	- Admin and Planning - Housing - Affordable Housing - Public Improvements - Public Services	\$17,564,693	0	0	\$17,564,693	0	Admin and Planning: \$51,050 Housing Code Enforcement: \$814,206 Senior Rental Assistance: \$50,000 Parks: \$100,000 Public Service Programs: \$2,918,680 Public Safety/Emergency Services: \$3,059,507 Infrastructure Improvements: \$10,055,250 Library Improvements: \$151,000 Library Contribution: \$365,000

**Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied.**

CDBG funding allocated toward Public Services will leverage those additional state, county and local resources, including the Youth and Senior Programs funded through Westchester County and the other city funded public service programs. These programs include youth programs such as the After School Program, Day Camps, and programs for persons with differing abilities, teen centers, the Slater Center, and the Youth Employment Program. It also includes senior programs such as transportation, health screening, advocacy and recreational and instructional programs. Federal funding allocated for Housing Code Enforcement will leverage White Plains allocated funds towards the

same project. In both cases, federal funds free up the complimentary local funding to help maximize program range and scope.

**If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan**

The Lyon's Place Garage, a major municipal parking facility in the heart of the downtown business district, was acquired by the City in 2012 and construction will be completed in June 2014 to provide much needed municipal parking space. The critical location of this garage will support economic development along the main commercial corridors including the Post Road Corridor which is a community development target neighborhood.

The City of White Plains is committed to leading the redevelopment of the area in and around the White Plains TransCenter, a major transportation hub for the City, the County, and the region. The land parcels that will be considered for this project are owned by different public agencies including the City of White Plains, the County of Westchester, and Metro-North of New York State. As part of this effort, the City will engage and work cooperatively with agency partners, including Metro-North Railroad, the County of Westchester, and the State of New York, as well as a host of other interested parties to develop a vision for the TransCenter and its environs. The White Plains Multimodal Transportation Center Redevelopment Project will provide an enhanced multi-modal transportation center that serves all modes of travel and maximizes the economic development potential of the area.

The long-term outcomes of the project include increased accessibility for residents, workers, and visitors; decreases in fuel consumption and air pollution; health cost savings from exercise; decreases in flood damage costs; increased occupancy rates for commercial businesses that will support additional jobs; and a strengthening of the economies of the City, County, Region and State.

The City's vision for the Project has four major components:

- Improve the quality and variety of public transportation service options for White Plains and the region;
- Create a great new place for the use and enjoyment of residents and visitors alike;
- Realize the economic development potential of the station and its environs; and
- Do all of the above in a sustainable manner that protects the environment.

The City of White Plains received NY State funding in 2013 for Phase 1 of the White Plains MultiModal Transportation Redevelopment Project.

**Discussion**



The City of White Plains eagerly seeks additional resources on a regular basis to expand the opportunities for improvement in all facets of community life, infrastructure and human development.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

Goal	Category	Geographic Area	Needs Addressed	Funding
<i>2010-14 Consolidated Plan Objective 1-A: Preserve and upgrade the quality of housing in the Close-In neighborhoods, particularly addressing the needs of extremely low, low, and moderate income households.</i>				
<b>Consolidated Plan Objective 1-A; Strategy 1:</b> <i>One- and Two-Family Residential Rehabilitation. Rehabilitation assistance to extremely low and low income homeowners will be in the form of grants/liens from funds in the Rehabilitation Revolving Fund. Assistance to low/moderate income owners will be in the form of low interest loans and interest write-downs on bank loans. Identification and outreach will continue to be conducted to extremely low and low income owners where properties require substantial rehabilitation assistance. Special outreach will continue to be done in the community and through Centro Hispano to reach Hispanic owners who have a disproportionate need, with 62.5% of owners being cost burdened.</i>	Housing Rehabilitation	City Wide (100% L/M) (Mixed Minority)	Rehabilitating Substandard Housing	CDBG: Total funding = \$169,339 \$41,339 Staff \$120,000 Revolving Fund \$8,000 Lead Inspection SubContract  (\$25,000 Home Safety previously allocated)
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	<p>Narrative: During the 2014-15 CDBG reporting period, the CD Rehabilitation Program anticipates assisting, low and moderate income single family homeowners living in substandard housing in the CD Target Areas. Operational costs associated with single family rehabilitation includes preparation of specifications, bidding of work, preparation of contracts, regular work site monitoring visits, and preparation and filing of mortgages, loans and deferred liens.</p> <p>The White Plains Home Safety Initiative will continue to provide smoke detectors and carbon monoxide detectors at no cost to income eligible residents earning up to 60% of Area Median Income.</p> <p>During 2014-15, the White Plains CD Program will contract with a lead inspection subcontractor to effectively implement the lead safe inspection requirements. Previously, Westchester County Department of Planning operated the Lead Safe Westchester Program which provided this</p>			

	complimentary activity to the White Plains CD Housing Rehabilitation Program. The Westchester County program is no longer operational.			
	Goal Outcome Indicator Homeowner Housing Rehabilitated	Quantity 10	Unit of Measurement (UoM) Household Housing Unit	
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 1A: Strategy 2:</b> <i>Multifamily Residential Rehabilitation. Provide rehabilitation assistance for rental units, including multifamily apartment buildings and rooming houses. Assistance will be to the building owners with units occupied by predominantly low/moderate, low and extremely low income tenants, and to cooperative corporations owned by low/moderate, low and extremely low income households. Interest rates to not-for-profit providers of rental housing, particularly rooming units, and cooperative properties will be based upon the number of low/moderate, low and extremely low income households served and the repayment ability of the organization. Identification and outreach will continue to be conducted to owners of rental properties with extremely low, low and low/moderate income tenants where properties require substantial rehabilitation assistance. Special outreach will continue to be</i>	Housing Rehabilitation	S & M/F Housing Rehab Target Area (70% L/M) (Mixed Minority)	Rehabilitating Substandard Housing	CDBG: Total funding = \$254,009 \$62,009 Staff \$180,000 Revolving Fund \$12,000 Lead Inspection
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	<p>Narrative: During the 2014-15 reporting period, the CD Rehabilitation Program anticipates assisting 40 multifamily low/moderate income renter households. In 2014-15, a focus will be placed on assisting multifamily buildings that provide affordable housing in complying with a newly adopted City of White Plains Air Pollution Control Ordinance. This local ordinance is for compliance with EPA Regulation Update AP-42 and will require building owners to use cleaner oil with less toxic by-products from heating.</p> <p>Another initiative that will be a focus in 2014-15 and will benefit multifamily building rehabilitation is the White Plains Energy Efficiency Program which will feature a strong partnership with NYSERDA and Con Edison to offer additional financial incentives to CD Rehabilitation participants achieving energy efficiency outcomes.</p> <p>Operational costs associated with multi-family rehabilitation includes preparation of specifications, bidding of work, preparation of contracts, regular work site monitoring visits, and preparation and filing of mortgages, loans and deferred liens.</p>			

<i>done in the community through Centro Hispano to reach Hispanic tenants who have a disproportionate need. 58% of Hispanic renters are cost burdened.</i>	During 2014-15, the White Plains CD Program will contract with a lead inspection subcontractor to effectively implement the lead safe inspection requirements. Previously, Westchester County Department of Planning operated the Lead Safe Westchester Program which provided this complimentary activity to the White Plains CD Housing Rehabilitation Program. The Westchester County program is no longer operational.		
	Goal Outcome Indicator Rental units rehabilitated	Quantity 40	UoM Household Housing Unit

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 1-A:</b> <b>Strategy 4:</b> <i>Strengthen and coordinate the code enforcement powers of the Building Department, Department of Public Works, Sanitation Department, and Fire Department with a comprehensive code compliance program that can coordinate the targeting of code enforcement for commercial and residential properties where needed. The City will also work on improving coordination among key departments to develop mechanisms to increase fines for repeat non-compliance with codes, while insuring that tenants are not harassed or evicted for reporting code violations.</i>	Code Enforcement	Code Enforcement Target Area (53.3% L/M) (Mixed Minority)	Rehabilitating Substandard Housing	CDBG: \$117,929 City: \$814,206
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: The City will undertake the following actions in 2014-15 to carry out the Code Enforcement strategy: (a) Strengthen the combined education and enforcement campaign to ensure clean and attractive residential and business areas, specifically enforcing requirements of tenants and property owners regarding legal use and occupancy of property and compliance with the City's quality of life ordinances that govern sanitation, recycling, noise and nuisance behavior. During 2014-15, the Building Code Target Area Enforcement Program will give special attention to the elimination of illegal uses and over-occupancy of residential properties and the proper control of commercial uses in the Post Road/S. Lexington, Mamaroneck Avenue, Central Avenue, Lake Street and Ferris Avenue corridors. Improved sanitation will also be a major objective in these areas. (b) Maintain a strict housing code enforcement program in the fringe neighborhoods and work with CD Neighborhood Rehabilitation Program to address property deterioration and illegal occupancies. The City's combined code enforcement and property rehabilitation programs will focus on the Battle Hill, Fisher Hill, Church/Ferris, Carhart and Eastview neighborhoods, and the northern portion of the Upper Highlands neighborhood, where the 2010-14 Consolidated Plan has identified the greatest amounts of substandard housing. Code enforcement staff is bilingual in English and Spanish. Special outreach will be made to Hispanic property owners, as they have a disproportionate need for housing			

	rehabilitation assistance. Code enforcement regularly includes night inspections and neighborhood monitoring to enhance enforcement.		
Goal Outcome Indicator	Quantity	UoM	
Housing Code Enforcement/Foreclosed Property Care	350	Household Housing Unit	

*2010-14 Consolidated Plan Objective 1-B: Expand the supply of affordable rental and home ownership housing.*

Goal	Category	Geographic Area	Needs Addressed	Funding
<b><i>Consolidated Plan Objective 1-B: Strategy 1:</i></b> <i>Continue the City's locally created Affordable Rental Assistance Program and Affordable Homeownership Program to promote construction of housing affordable to low, moderate and middle income households. Projects should be reviewed on a case by case basis.</i>	Affordable Housing	Affordable Housing Program City Wide (100% L/M) (Mixed Minority)	Assist Cost Burdened Households	City: \$81,893 Staff
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Provide decent affordable housing
	<p>Narrative: During the 2014-15 reporting period, the City will focus on working with developers to obtain approvals for additional affordable units in the City's program. There are currently 113 rental units and 35 owned units in the City's Affordable Housing Assistance Program. One of the participating buildings, Bank Street Commons, will be going off-line in July 2014, which will remove 30 affordable units from the program. This building is the only one in the program that has a participation end date. Tenants will be given the option to stay in their apartments under terms they negotiate with the landlord, or to move to an affordable unit in another participating building, if available. Seven new units are expected to be available in new buildings in 2014.</p> <p>The City has been working very closely with the White Plains Housing Authority on its planned redevelopment of the Winbrook site, which will include housing for a range of income groups up to middle income. This will be part of the 2014-15 planning process for the Post Road/S. Lexington Strategy Area described under Strategy 6-A(3). The slow economy, which stalled new construction for the past several years, has begun to turn around, and Phase I of the Winbrook redevelopment broke ground in April 2014. This Phase involves construction of a 103-unit apartment building with a HUD</p>			

<p>funded Community Education Facility. One of the five existing Winbrook apartment towers will be demolished and the 90 families that live there will be relocated to the new building.</p> <p>The City's Affordable Housing Program is very active in providing information and services to those seeking affordable housing. It is staffed by two city employees, who certify eligibility of new applicants, recertify eligibility of existing tenants, and conduct outreach to find eligible tenants for vacant units. The Affordable Housing Program also manages the 21 units in the NYS Senior Citizen Rent Increase Exemption Program (NYS SCRIE) and the NYS ETPA for White Plains with 2,762 rent regulated apartments in 156 buildings.</p>				
Goal Outcome Indicator Affordable Housing Rental Units Maintained		Quantity 122		UoM Housing Units
Goal	Category	Geographic Area	Needs Addressed	Funding
<i>2010-14 Consolidated Plan Objective 1-C: Maximize occupancy of existing affordable home ownership housing by people of low and moderate income.</i>				
<p><b>Consolidated Plan Objective 1-C: Strategies 1 &amp; 2</b></p> <p><i>1-C(1) Work with local housing organizations to obtain funding for low interest loans and/or grants, using Federal/State sources to subsidize down payment or blended mortgage interest rate financing for purchasing of vacant condos/co-ops by low and low/moderate income families.</i></p> <p><i>1-C(2) Provide grant funding to not-for-profit housing organizations to provide homeownership counseling and affirmative action compliance</i></p>	Affordable Housing	Public Services City Wide (100% L/M) (Mixed Minority)	Assist Cost Burdened Households  Maintenance of Public Services	CDBG: \$19,000 (Westchester Residential Opportunities)
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Provide decent affordable housing
	Narrative: The City will continue to work with Westchester Residential Opportunities, Inc., a HUD certified housing counseling agency and the City's longtime partner in homebuyer and housing counseling. This funding allocation is also included under Strategy 5-D(3).			
	Goal Outcome Indicator Housing Counseling and First Time Homebuyers Program		Quantity 60	UoM Households Assisted

activities.				
Goal	Category	Geographic Area	Needs Addressed	Funding
<i>2010-14 Consolidated Plan Objective 1-D: Maintain existing and increase the range of housing options for senior citizens.</i>				
<b><i>Consolidated Plan Objective 1-D: Strategy 1:</i></b>  <i>Maintain existing housing resources for senior citizens.</i>  <i>(a) Support continued tax abatements for low income senior citizens.</i>  <i>(b) Continue the senior citizen rent abatement program (SCRIE) for extremely low income seniors in ETPA regulated rental housing.</i>  <i>(c) Maintain existing senior citizen housing resources.</i>	Affordable Housing Non-Homeless Special Needs	No Geographic Limitation	Senior Housing Availability	City: \$44,972 Staff \$50,000 SCRIE
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: During the 2014-15 reporting period, the City will continue the senior citizen tax abatement program and the Senior Citizen Rent Increase Exemption Program (SCRIE). The Planning Department Affordable Housing Program is responsible for administering the SCRIE program and ETPA. There are 21 SCRIE participants and 2,762 rent regulated apartments in 156 buildings in White Plains. The City will continue to work with the owners of project based Section 8 and other project based subsidized housing serving senior citizens. As demonstrated in Chapter I of the 2010-14 Consolidated Plan, extra-elderly and elderly renters experience a significant amount of housing problems, with extremely low income extra-elderly and elderly renters experiencing severe housing problems. It is therefore very important to maintain the supply of safe, decent, sanitary and affordable housing for senior citizens already in the community. Also cited in Objective 1-B, Strategy 1 and Objective 1-E, Strategy 3.			
	Goal Outcome Indicator Tenant-based rental assistance		Quantity 2,783	UoM Households Assisted
Goal	Category	Geographic Area	Needs Addressed	Funding



<b>Consolidated Plan Objective 1-D: Strategy 2:</b>  <i>Support the construction of at least 70 units of Section 202/8 housing.</i>	Affordable Housing Non-Homeless Special Needs	N/A	Senior Housing Availability	0
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Provide decent affordable housing
	Narrative: The City continues to support the development of a 70-unit Section 202/8 project for White Plains. The City does not anticipate the availability of Section 202/8 funding in the 2014-15 reporting period.			
	Goal Outcome Indicator		Quantity	UoM
2010-14 Consolidated Plan Objective 1-E: <i>Through housing programs, address the threat of homelessness for non-elderly households, particularly for extremely low income households. Elderly households have been determined not to have a threat of homelessness.</i>				
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 1-E: Strategy 1:</b>  <i>Maximize lease-up of extremely low income households in the Section 8 Program within the limitations of funding availability.</i>	Affordable Housing	No Geographic Limitation	Preventing Homelessness	Section 8: \$4,212,720
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: The Section 8 Program currently has 335 households leased under the program, of which 111 are elderly. Of the leased units, 267 units are in White Plains and the balance is in units outside			



<p>White Plains. At this time, due to limited funding we are unable to open our waiting list, but once clients leave the program, we are making best efforts to lease-up new clients off the waiting list. Currently, 298 of the households under lease are extremely low income households. This income group is the priority income group under the City's Section 8 Program, and households from this income range will be leased up as new Vouchers become available. Of the households on the waiting list, 145 are extremely low income households. There are 14 elderly households on the waiting list. As of July 1, 2013, the administration of the Section 8 program became the responsibility of the White Plains Housing Authority (WPHA).</p>				
<p>Goal Outcome Indicator Low/Moderate Income Housing Benefit</p>			<p>Quantity 335</p>	<p>UoM Households Assisted</p>
Goal	Category	Geographic Area	Needs Addressed	Funding
<p><b>Consolidated Plan Objective 1-E: Strategy 2:</b></p> <p><i>Continue the City's Section 8 FSS Program.</i></p>	Affordable Housing	No Geographic Limitation	Assist Cost Burdened Households	Section 8: \$15,000 (out of Admin Fees)
	Non-Homeless Special Needs			
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	<p>Narrative: There are currently 7 families in the Section 8 FSS Program. At this time, with limited funding, as clients leave the program we are making best efforts to replace clients. As of July 1, 2013, the administration of the Section 8 program became the responsibility of the WPHA.</p>			
<p>Goal Outcome Indicator Low/Moderate Income Housing Benefit</p>			<p>Quantity 7</p>	<p>UoM Households Assisted</p>
Goal	Category	Geographic Area	Needs Addressed	Funding

<b>Consolidated Plan Objective 1-E; Strategy 3:</b>  <i>Continue the Management of the City's Affordable Rental Assistance Program.</i>	Affordable Housing	Affordable Housing Program City Wide (100% L/M) (Mixed Minority)	Assist Cost Burdened Households	City: \$81,893
	Start Year: 2010	End Year: 2015	Outcome: Affordability	Objective: Provide decent affordable housing
	Narrative: As noted above, the City will continue its Affordable Rental Assistance Program. There are currently 113 rental units in this program. One of the participating buildings, Bank Street Commons, will be going off-line in July 2014, which will remove 30 affordable units from the program. This building is the only one in the program that has a participation end date. Tenants will be given the option to stay in their apartments under terms they negotiate with the landlord, or to move to an affordable unit in another participating building, if available. Seven new units are expected to be available in new buildings in 2014.			
	Goal Outcome Indicator Tenant-based rental assistance		Quantity 90	UoM Households Assisted
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 1-E; Strategy 4:</b>  <i>Work with organizations serving the Hispanic community to address issues of overcrowding and housing quality standards for this</i>	Housing Quality	Centro Hispano Target Area (53.3% L/M) (Mixed Minority)	Alleviate Overcrowding	CDBG: \$29,500
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments

<i>underserved population.</i>	Narrative: The overcrowding of predominantly single family and small multifamily buildings in the Target Neighborhoods represents a serious quality of life issue for all residents of the neighborhoods. As part of the City's Code Enforcement program discussed under strategy 1-A(4), City staff will continue to work with local Hispanic community organizations to address this issue. The City will particularly work with El Centro Hispano, which has now been providing services to the White Plains Hispanic community for 35 years. Funding for the El Centro Hispano is shared with Objective 5-D Strategy 1.			
	Goal Outcome Indicator		Quantity	UoM
	Public service activities other than Low/Mod. Income Housing Benefit		900	Persons Assisted
2010-14 Consolidated Plan Objective 2-A: Preserve all public housing units for existing and future residents as viable residential communities.				
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 2-A: Strategy 1:</b>  <i>Continue to make physical improvements to major systems, individual units, and exterior public areas to arrest deterioration due to normal aging of housing and vandalism.</i>	Public Housing	Public Housing Districts (100% L/M) (Minority Concentration)	Rehabilitating Substandard Housing	0
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: The City will continue working with the White Plains Housing Authority on planning the redevelopment of the Winbrook site. The City and the Housing Authority are committed to preserving all public housing units in the City. The first building of the redesign of the Winbrook site will be completed in June 2015 featuring 103 new apartments and a Community Education Facility. The tenants of the new apartments will be relocated from their rental units in existing buildings on the Winbrook campus.			
	Goal Outcome Indicator		Quantity	UoM
	Public Housing Units Quality Preservation		3 450	Campuses Individual Units

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 2-A: Strategy 2:</b>  <i>Redevelop the Winbrook Public Housing site with demolition and construction of new public housing for the 450 families living at Winbrook, plus additional units of moderate to middle income housing, retail and commercial office uses.</i>	Public Housing	Public Housing Districts (100% L/M) (Minority Concentration)	Rehabilitating Substandard Housing	City: \$25,000
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Provide decent affordable housing
	Narrative: During this reporting period, redevelopment will begin at the Winbrook Public Housing Site. Construction has begun on the first new building. It is expected to open in July 2015. It will contain 103 dwelling units (replacing equivalent existing units at Winbrook for current residents) and the Community Education Facility (CEF), operated by the City of White Plains Youth Bureau. The CEF will offer services to help residents of public housing and the surrounding community to achieve better educational and economic outcomes.			
	Goal Outcome Indicator Construction of New Public Housing		Quantity 103	UoM Units
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 2-A: Strategy 3:</b>  <i>Continue to work with Public Housing residents and Residents Association to become more involved in management and participate in homeownership.</i>	Public Housing	Public Housing Districts (100% L/M) (Minority Concentration)	Rehabilitating Substandard Housing	0
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: The City and Housing Authority will continue their close working relationship with the residents of public housing. The Housing Authority will continue to encourage participation of qualified residents in homebuyer programs.			

	Goal Outcome Indicator Improved Public Housing Facilities	Quantity 450	UoM Housing Units	
2010-14 Consolidated Plan Objective 3-A: Maintain existing facilities serving the homeless and aid agencies servicing the homeless to identify and obtain funding for programs especially for homeless youth.				
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 3-A: Strategy 1:</b>  <i>Should any of the facilities require rehabilitation assistance or require the upgrade of major systems, such as electrical, plumbing or heat, to comply with City codes, the City of White Plains would support the application of the operators/owners for non-local funding. Although the City does not support the creation of any new facilities or expansion of existing facilities, maintenance of the existing facilities is critical to the City and the facility residents.</i>	Homeless Housing	Public Services City Wide (100% L/M) (Mixed Minority)	Homeless Assistance	CDBG: Total funding = \$189,450 \$34,450 Staff \$25,000 Services \$130,000 Facility Rehab
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: The Housing and Assistance Corporation (HHAC) of the NYS Office of Temporary and Disability Assistance (OTDA) approved \$5.77 million funding to Grace Church Community Center (GCCC) for the renovation of the Open Arms Men’s Shelter in White Plains. The GCCC will purchase, renovate, and reconfigure the Open Arms Men’s Shelter, which serves up to 38 homeless men each night, and up to 14 additional Emergency Shelter Clients, by expanding the facility from 12,600 to 17,000 square feet. GCCC plans to submit a request for approximately \$130,000 in CD rehabilitation funds to support facility upgrades.			
	The Grace Church Community Center Homeless Outreach and Case Management Team provides centralized case management services for chronically homeless men and women from the streets of White Plains, as well as for residents of the Open Arms men’s shelter and Samaritan House women’s shelter. No other agency in White Plains provides services to the chronically homeless, vulnerable and hard to reach population. The Shelter and the Open Arms Homeless Outreach and Case Management Program will serve 680 individuals annually.			
The Crisis Intervention Outreach Team is a collaboration of the White Plains Dept. of Public Safety and				

<p>the Westchester County Dept. of Community Mental Health. This Team provides critical crisis services to the homeless including de-escalation, assessment, and referrals to ongoing services including transportation to facilities, if needed. For the past 6 years, the team has provided assessments and referrals to an average of 260 people annually.</p>				
Goal Outcome Indicator		Quantity		UoM
Facility rehabilitation and public service activities for the Homeless		940		Persons Assisted
Goal	Category	Geographic Area	Needs Addressed	Funding
<p><b>Consolidated Plan Objective 3-A: Strategy 2:</b></p> <p><i>Assist shelter and transitional housing operators to obtain funding for programs for youth at the Coachman.</i></p>	Homeless Housing	Public Services City Wide (100% L/M) (Mixed Minority)	Homeless Assistance	City: \$40,000
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create suitable living environments
	<p>Narrative: The City will continue to support applications by the operator of the Coachman Family Center to obtain funds for programs for youth at the facility.</p> <p>The City of White Plains Youth Bureau provides a range of youth development services to the entire community including the homeless. Services offered include a wide array of programs (50+) that address needs in the areas of youth employment, substance abuse prevention, educational enrichment, after school child care, youth violence prevention, arts, youth leadership and more. 100 homeless youth are served annually in various programs, including the Coachman Youth participants.</p>			

	<p>Over the years, the Youth Bureau has maintained an active partnership with the White Plains Coachman Family Center providing youth with positive youth development programs and services in order to improve their success. Specifically, the activities provided include, but are not limited to:</p> <p>Neighborhood Services, offering youth a wide range of teen lounge programs including recreation, culturally enriching events and trips, counseling, computer instruction and mentoring; Substance abuse prevention and intervention services designed to provide youth with skills and tools to resist illicit substance use; Boxing and Fitness Programs; Youth Employment Services for youth 14 - 24 years of age; Saturday Drop In and Recreational programs designed to provide youth with a safe haven of fun and activity, building on the belief that Saturdays are important in helping youth develop into healthy productive members of our community. Participation in each school year program is factored at \$2,000/youth per year. Participation in each summer program is factored at an average of \$600/youth per year. Participation in Summer Youth Employment averages \$2,100/youth per summer. The Youth Bureau has an average participation of 20 youth per year from the Coachman. The cost to the City for programs for homeless youth is approximately \$40,000 per year.</p>		
	Goal Outcome Indicator	Quantity	UoM
	Public serv activities other than l/m inc housing benefit	100	Persons Assisted

*2010-14 Consolidated Plan Objective 4-A: Maintain existing housing resources serving special needs populations.*

Goal	Category	Geographic Area	Needs Addressed	Funding
<p><b>Consolidated Plan Objective 4-A:</b>  <b>Strategy 1:</b>  <i>Should any of the residential facilities for special needs populations require rehabilitation assistance or require the upgrade of major systems, such as electrical, plumbing or heat, to comply with City codes, the City of White Plains would support the application of the operators/owners for non-local funding. Although the City does not</i></p>	Special Needs Housing	Public Services City Wide (100% L/M) (Mixed Minority)	Special Needs Housing and Services Improvements	0
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Provide decent affordable housing
	Narrative: The City does not anticipate any requests for assistance in 2014-15 due to limited resources, a commitment to the Open Arms Shelter rehabilitation, and significant projects supported and completed in the prior year.			
	Goal Outcome Indicator		Quantity	UoM

support the creation of any new facilities or expansion of existing facilities, maintenance of the existing facilities is critical both to the residents and to prevent the facilities from becoming a blight on the community.	Public facility or infrastructure activities for l/m inc housing benefit	0	Households Asst
---	--	---	-----------------

*2010-14 Consolidated Plan Objective 5-A: Improve the physical appearance and economic viability of commercial properties along key commercial corridors within or abutting the Close-In Neighborhoods and designated Strategy Areas.*

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-A: Strategy 1:</b>  <i>Upgrade City infrastructure, particularly sidewalks, signage, lighting and landscaping. Streetscape improvements for the East/West Post Road/S. Lexington Avenue Corridor should be developed in coordination with the redevelopment of Winbrook Public Housing and the White Plains Hospital (See Post Road/S. Lexington Ave. Corridor Strategy Area Objective 1-F).</i>	Non-Public Housing.	Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area And City Wide	Neighborhood Strategy Area Revitalization	City: \$2,500
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The Post Road/S. Lexington Avenue Corridor is currently undergoing significant development. Major capital improvements are underway at White Plains Hospital. The Winbrook Public Housing Campus has laid the footprint for a new ten-story building which is the cornerstone of a master plan for the site, and a developer is completing plans for a six-acre site on Post Road. These major projects will drive infrastructure and streetscape improvements.			
	Goal Outcome Indicator Public facility or infrastructure activities other than l/m income housing benefit & for l/m housing benefit		Quantity 20,000	UoM Persons/HH asst.



Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-A: Strategy 2:</b>  <i>Update City codes with respect to commercial building facade and signage improvements and maintenance.</i>		BID District/Commercial Corridors	Neighborhood Strategy Area Revitalization	0
	Start Year: 2010	End Year: 2014	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The City continues to work on redesign of the sign ordinance.			
	Goal Outcome Indicator Zoning Code Updates	Quantity n/a		UoM n/a
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-A: Strategy 3:</b>  <i>Work with commercial property owners along all corridors to improve building facades and signage.</i>		BID District/Commercial Corridors Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area	Economic Development	0
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The City will work with business owners as the Post Road Corridor is being redeveloped in 2014-15.			
	Goal Outcome Indicator Façade treatment/business bldg. rehabilitation	Quantity 0		UoM Businesses asstd.
Goal	Category	Geographic Area	Needs Addressed	Funding

<b>Consolidated Plan Objective 5-A: Strategy 4:</b>  <i>Expand Business Improvement District to provide services to commercial corridors to increase business opportunities.</i>		Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area	Economic Development	0
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create suitable living environments
	Narrative: The City will continue to work with the BID and business owners along the Post Road/S. Lexington Corridor to expand the BID and its services into the area designated for revitalization and development of a revitalization plan.			
	Goal Outcome Indicator BID Expansion		Quantity n/a	UoM n/a
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-A: Strategy 5:</b>  <i>Seek out non-local funding opportunities for business enhancement along the target corridors, particularly the S. Lexington/Post Road Urban Renewal Area.</i>		Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area	Economic Development	0
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create economic opportunities
	Narrative: Information will be provided for local businesses on the newly structured and implemented NYS funding opportunities through Regional Economic Development Councils. The City will complete construction of the Lyon Place Garage in June 2014. This new garage is located in the heart of the business, medical and entertainment districts and will greatly support continued economic growth for all local businesses.			
	Goal Outcome Indicator Information Sharing		Quantity n/a	UoM n/a

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-A: Strategy 6:</b>  <i>Provide effective code enforcement of the City's quality of life ordinances along East/West Post Road, Central Avenue/Tarrytown Road, Lake Street, Ferris Avenue and Mamaroneck Avenue.</i>		Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area	Neighborhood Strategy Area Revitalization	City: \$814,206
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: Code Enforcement will continue to ensure high standards for quality of life conditions. Also cited in Objective 1-A, Strategy 4.			
	Goal Outcome Indicator	Quantity	UoM	
	Compliance with City Quality of Life Ordinances	100	Violations Cleared	
<b>2010-14 Consolidated Plan Objective 5-B:</b> <i>Continue to upgrade the City's current commercial and retail base in the downtown and revitalize the Mamaroneck Avenue corridor.</i>				
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-B; Strategy 1:</b>  <i>Work with the Business Improvement District and property owners within the BID area to upgrade properties in the BID District, improve the mix of retail uses, and develop quality of life protection programs to ensure that retail, particularly restaurant, cabaret and outdoor dining uses, are not having a negative impact on the downtown, and costs are fairly</i>		BID District/Commercial Corridors	Economic Development	\$15,000,000 Capital Costs + City: \$16,550
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create economic opportunities
	Narrative: During the 2014-15 reporting period, within the BID area, the efforts of the City and the BID will be focused in the Downtown Core Area, along the Mamaroneck and Main Street corridors, on developing a functional program for maintaining clean and safe streets, and to continue to ensure that the downtown pedestrian experience is a safe and appealing experience to attract shoppers and other visitors to the downtown area. City land use and municipal codes are being reviewed to improve the operation of restaurants, cabarets and outdoor dining, and to improve cleanliness and improve municipal parking resources. The City will continue to review applications for new development. The City will examine			

allocated between the City and private owners.	the manner in which the new development enhances the Core Area and incorporates sustainability as a major factor in its design. The major capital costs are dedicated to the completion of the Lyon Place Garage.		
	Goal Outcome Indicator	Quantity	UoM
	Businesses assisted	400	Businesses
	Persons Assisted	57,000	Persons

*2010-14 Consolidated Plan Objective 5-C: Continue an aggressive program of maintaining and, where possible, expanding recreational and open space resources of the City.*

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-C: Strategy 1:</b>  Continue to implement the Recreation Master Plan in accordance with the City's Five Year Capital Improvement Program.		Public Facilities City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Facilities	City: Recreation and Parks Capital Improvement: \$100,000 CDBG: \$75,000
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: During the 2014-15 reporting period, the City proposes to undertake new capital projects in relation to recreation facility improvements. Improvements will be made to parks including Community Development target neighborhoods.			
	Goal Outcome Indicator: Public Facility or Infrastruc		Quantity 57,000	UoM Persons

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-C: Strategy 2:</b>		Public Facilities City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Services	City: 0

<i>Develop and implement an open space protection, enhancement and acquisition program.</i>	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create suitable living environments
	Narrative: This is not currently a focus for the City.			
	Goal Outcome Indicator: Open Space Property Acquisition		Quantity 0	UoM parcels
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-C: Strategy 3:</b>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Services	CDBG: \$40,295
<i>Maintain recreational programming that addresses the needs of extremely low, low and moderate income families, particularly providing assistance to such families and their children.</i>	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: During the 2014-15 reporting period, the Recreation and Parks Department and the Youth Bureau will continue its wide range of programming.			
	The After School Connection Program, a Youth Bureau program, assists White Plains students in grades kindergarten through eighth grade whose families need a safe place for them to go after school due to parental employment or other commitments. This program will serve approximately 400 children/families in 2014-15 of which 40 will receive scholarship assistance through CDBG funding.			
	The Bits 'n Pieces Tutorial Camp provides a six week summer tutorial day camp for White Plains children entering first through fifth grades, helping kids stay on track through the summer and consequently be better prepared upon arrival back at school in September. Approximately 180 children participate in this program during the summer.			
	The Recreation and Parks Department also provides 3 6-week Summer Day Camp programs for the residents of White Plains. Participants span from kindergarten to ninth grade. Scholarships will be provided to 96 campers and their families during the summer 2014.			
	All three of these programs use CDBG funding to provide scholarships for campers from low to			

	moderate income families. Funding for these programs is shared with Objective 5-D Strategy 2.			
	Goal Outcome Indicator		Quantity	UoM
	Public service activities other than l/m income housing benefit		316	persons
2010-14 Consolidated Plan Objective 5-D: Continue to provide public services which support the needs of the City’s youth, senior citizens, and families with incomes at or below 80% of median income, with particular emphasis on homeless families and families threatened with homelessness.				
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-D: Strategy 1:</b>  Provide support services for senior citizens and the disabled, including housing counseling, health screening, nutrition, and transportation services.	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	- Special Needs Housing and Services Improvements - Maintenance of Public Services - Accessibility for Persons with Disabilities	CDBG: \$50,000
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create suitable living environments
	Narrative: The City will continue to fund programs for senior citizens and persons with disabilities. The elderly are not considered a high risk category for homelessness, but most elderly require services. Individuals with disabilities are considered a high risk category for homelessness.			
	CDBG funding will assist: Meals-on-Wheels of White Plains, Inc. delivering two meals daily to 150 residents in need; Parks and Recreation Program for Persons with Developmental Disabilities serving 30 youths, teens, and adults with developmental disabilities; the Westchester Independent Living Center will provide housing counseling to 90 persons, elderly and/or disabled; and, Legal Services of the Hudson Valley will provide eviction prevention for 25 elderly at risk of homelessness.			
	Goal Outcome Indicator		Quantity	UoM

	Public service activities other than Low/Moderate Income Housing Bene.			295	Persons Assisted
Goal	Category	Geographic Area	Needs Addressed	Funding	
<b>Consolidated Plan Objective 5-D: Strategy 2:</b>  <i>Provide support services for youth from families with incomes below 80% of median income, particularly those at risk youth from families most threatened with homelessness.</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Services	CDBG: \$40,295  City – Youth Oriented Public Service Programs: \$1,943,049  Youth Development Fund: \$921,598	
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create suitable living environments	
	Narrative: The City will continue to fund programs for youth, particularly at-risk youth. This includes Youth Bureau alternative programs, youth employment programs, teen centers, day camps, and after school programs.				
	CDBG funds will support scholarships for the Passage to Excellence Summer Enrichment Program, Bits 'n' Pieces Day Camp and after school centers. Also funded this year is the YWCA GEMS program and Family Ties.				
	Together, these programs will support 390 youth and their families.				
In addition, the HUD Community Education Facilities Grant will help fund the creation of the new Education Community Facility, which will include education and career preparation for adults and youth.					
Goal Outcome Indicator			Quantity	UoM	
Public service activities other than Low/Moderate Inc. Housing Benefit			390	Persons Assisted	

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-D: Strategy 3:</b>  <i>Provide support services to families with incomes below 80% of median income, particularly those who are most threatened with homelessness.</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Assist Cost Burdened Households Homeless Assistance	CDBG: \$103,500  City – Public Services: \$220,000 (Slater Center)
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: Continued funding for programs for families with incomes below 80% of median income, particularly those of extremely low income families who are at most risk of homelessness.			
	Programs include:			
	El Centro Hispano Community Center Services - employment assistance, consumer education, nutrition and health, translation services, computer classes (900 persons);			
	Slater Center Neighborhood Program Services – counseling and referral and direct services through the Haitian Resource Center (162 persons);			
	Westchester Coalition for the Hungry and Homeless - eviction prevention (98 persons);			
Ecumenical Food Pantry (720 persons) and White Plains Community Action Program (175 persons) – emergency food pantry;				
Westchester Residential Opportunities - housing counseling and 1 <sup>st</sup> time homebuyers assistance (60).				
Goal Outcome Indicator Public service activities other than Low/Moderate Inc. Housing Benefit			Quantity 2,115	UoM Persons Assisted



*2010-14 Consolidated Plan Objective 5-E: Improve the sense of personal safety in the community by continuing to provide efficient and effective fire, police, emergency and disaster relief services.*

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-E: Strategy 1:</b>  <i>In addition to basic police services, the City will continue to provide Community policing services, including the Problem Oriented Policing and Crime Prevention Education Programs.</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Services	City-Community Policing: \$1,630,444
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The City will continue to fund the Community Policing Program. This strategy includes the following programs and estimate of persons to be served: Mental Health Outreach - 260 persons; Community Problem Cases – 85 persons; Intervention for Domestic Violence and Violent Crime Victims - 1000 persons; Youth Receiving Intervention - 350 youth; Sex Offender Monitoring - 55 persons.			
	Goal Outcome Indicator Public Safety public service activities		Quantity 1,750	UoM Persons assisted
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-E: Strategy 2:</b>  <i>Continue existing emergency response programs and mutual aid agreements. The coordination between City departments including Public Safety, Building, Public Works and Planning should be continued. The training which members of these departments received in disaster relief response should be kept current at all times.</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Services	City – Emergency Medical Services: \$380,000
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The City will continue to fund emergency services at current levels.			
	Goal Outcome Indicator: Public Safety public service activities		Quantity: 57,000	UoM: Persons asst

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-E: Strategy 3:</b>  <i>Fire prevention training programs and strict fire prevention code enforcement should be continued.</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Services	City – Fire Prevention Services: \$1,061,063  CDBG: \$25,000 Housing Rehab Funds for Home Safety Initiative (previously allocated)
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The City will continue to fund fire prevention services. There will be an estimated 1,671 buildings inspected in 2014-15.			
	As mentioned above, White Plains launched the Home Safety Initiative in 2012, a program that provides smoke detectors and carbon monoxide detectors at no cost to income eligible residents. Please see objective 1-A strategy 1 for details.			
	Goal Outcome Indicator: Housing Code Enforcement    Quantity: 1,671    UoM: HH Unit			
<i>2010-14 Consolidated Plan Objective 5-F:    Maintain and enhance the physical structure (infrastructure) of the City on a planned basis and provide high quality public facilities, including protecting air and water quality, roads, sewers, public buildings and parks.</i>				
Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-F: Strategy 1:</b> <i>The City will implement the Five Year</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	City Building and Facilities Rehabilitation Infrastructure	City: Public Works Capital Improvements Program: \$10,055,250

<i>Capital Improvement Program, which includes the following elements:</i> •Streets, roads, bridges and sidewalks •Public buildings •Public Safety capital needs •Park and Rec Facilities Improvements •Traffic System Improvements •Water System Improvements •Sanitary Sewer Improvements •Public Facilities •Public Library •Public Parking Facilities			Improvements	
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The city will implement the Capital Improvement Program for 2014-15 contained in the Five Year Capital Improvement Program. The work to be undertaken in 2014-15 will include: Public Building and Facility Improvements, Infrastructure Improvements, Public Safety Technology Improvements, and Traffic System Improvements.			
	Goal Outcome Indicator: Public Facility Imp                      Quantity 57,000                      UoM Persons			

Goal	Category	Geographic Area	Needs Addressed	Funding
<b>Consolidated Plan Objective 5-F: Strategy 2:</b>  <i>The City will continue to implement and expand the City's environmental sustainability programs.</i>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	Infrastructure Improvement Sust. Design & Energy Eff	City - \$70,298
	Start Year: 2010	End Year: 2015	Outcome: Sustainability	Objective: Create suitable living environments
	Narrative: The City will continue to implement and expand its sustainability initiatives including the installation of additional electric vehicle charging stations, the installation of additional bike lanes and bike racks, and the new initiative of textile recycling at the City of White Plains Recycling Yard. In 2013-14, the City streamlined its process to allow for easier permitting for solar panels and passed a City Complete Streets resolution.			
	Goal Outcome Indicator: Public Facility Improvement                      Quantity 57,000                      UoM Persons			

*2010-14 Consolidated Plan Objective 5-G: Improve vehicular and pedestrian circulation and transportation, including public transportation, and improve parking facilities throughout the City's downtown.*

Goal	Category	Geographic Area	Needs Addressed	Funding
------	----------	-----------------	-----------------	---------

<p><b>Consolidated Plan Objective 5-G:</b> <b>Strategy 1:</b> <i>Develop a downtown traffic and pedestrian circulation plan including:</i></p> <p><i>(a) ensuring that all plans for new or revised projects are considered in terms of both vehicular and pedestrian circulation and accessibility to public transportation.</i></p> <p><i>(b) new trolley service and public transportation connections to the Post Road/S. Lexington Ave. Strategy Area.</i></p> <p><i>(c) working with County to improve location of public bus stops and hours of operation to meet the needs of low income persons working primarily in retail and service businesses with irregular working hours.</i></p>	Public Services	Public Services City Wide (100% L/M) (Mixed Minority)	City Building and Facilities Rehabilitation	NYSERDA grant \$1,000,000
	Start Year: 2010	End Year: 2015	Outcome: Availability/accessibility	Objective: Create suitable living environments
	Narrative: During the 2014-15 reporting period, the City will continue to require that site plans reviewed and approved by the City's approving agencies are reviewed for pedestrian and bicycle circulation and access to public transportation as well as vehicular circulation.			
	In 2013 – 14, Complete Streets Legislation was adopted by the White Plains Common Council. An aggressive commitment to expanded green transportation opportunities is underway by the creation of Phase III of bike lanes, increased bicycle parking, the expansion of electric vehicle charging stations and the expansion of Zipcars. All improvements will be built on Transit Oriented Development and Complete Streets models.			
	In 2013-14, the Honorable Mayor Thomas Roach served on the Governor’s Mass Transit Task Force to explore issues related to public transportation systems. The City received a Consolidated Funding Application Grant Award in 2013 for the White Plains MultiModal Transportation Center Redevelopment Project, Phase I, and was selected as a Priority Project by the MidHudson Regional Economic Development Council.			
	Goal Outcome Indicator: Public Facility Imp		Quantity 57,000	UoM Persons
2010-14 Consolidated Plan Objective 6: <i>Revitalize the locally designated Post Road/S. Lexington Corridor Neighborhood Strategy Area with a combination of private reinvestment, public infrastructure investment, revisions to City comprehensive plan, zoning, building, and signage codes and regulations, and increase the range of housing options through rehabilitation of existing deteriorated or deteriorating housing, and the construction of new housing in mixed use development and including the redevelopment of the 450 unit Winbrook Public Housing site with approximately 1,000 units of mixed income housing.</i>				

Goal	Category	Geographic Area	Needs Addressed	Funding
<p><b><i>Consolidated Plan Objective 6:</i></b></p> <p><b><i>6-(1) Undertake a program of replanning for the Post Road/S. Lexington Corridor Neighborhood Strategy Area, including, through a program of community outreach and participation</i></b></p> <p><b><i>I. revise and update the City's Comprehensive Plan with respect to this area, as recommended in the 2006 Comprehensive Plan Update; ii. revise and update the City's zoning ordinance, building code, exterior facade and signage regulations;</i></b></p> <p><b><i>iii. establish and fund a land bank to fund the acquisition of deteriorated or deteriorating properties for the purpose of rehabilitation and/or reconstruction.</i></b></p> <p><b><i>6-(2) Implement the new regulations through a coordinated and focused program of outreach, public education, marketing and code enforcement as new and revised regulations are approved;</i></b></p> <p><b><i>6-(3) Focus public and private investment in the revitalization of the Strategy Area, as available.</i></b></p>	Neighborhood Revitalization	Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area	Neighborhood Strategy Area Revitalization	City: \$7,000

<p><b>6-(4)</b> Focus on eliminating blighting conditions in the existing housing stock in the Strategy Area by reducing and eliminating code violations.</p> <p><b>6-(5)</b> Focus on eliminating blighting conditions and upgrade existing housing stock in the Strategy Area by rehabilitating One and Two Family and multifamily housing.</p> <p><b>6-(8)</b> Develop and implement a comprehensive public facilities and infrastructure improvement program for both commercial and residential areas of the Strategy Area, including the Winbrook Public Housing site.</p> <p><b>6-(9)</b> Develop and implement a commercial</p>	Start Year: 2010	End Year: 2015	Outcome: Availability/ accessibility	Objective: Create economic opportunities
---	---------------------	----------------	---	--

<p><i>corridor facade rehabilitation and upgrade program for the Strategy Area.</i></p> <p><b>6-(10)</b> <i>Where possible, conserve energy resources through rehabilitation and new construction using renewable energy sources and reduced energy and water consumption.</i></p> <p><b>6-(11)</b> <i>Establish a plan and implement a program to increase public transportation access and availability for extremely low, low and moderate income residents of the Strategy Area, particularly linking the Corridor to multi-modal centers, like the train station.</i></p> <p><b>6-(12)</b> <i>Support public service programs for Strategy Area residents.</i></p>	<p>Narrative:</p> <p>The community planning process involves working closely with the City’s partners - White Plains Housing Authority, White Plains Public Housing Tenants Council, White Plains Hospital, El Centro Hispano, White Plains Business Improvement District, the Fisher Hill and Highlands Neighborhood Associations, and major property owners in the corridor. The community based planning process may include, among other things, amendments to the City’s Comprehensive Plan, Zoning Ordinance, Signage Ordinance, Building Code, and plan for capital projects to upgrade and replace deteriorated infrastructure. The White Plains Urban Renewal Agency and City Council have designated an expanded Post Road Corridor Urban Renewal Project Area and have begun to develop an urban renewal plan for the area as part of the community planning process.</p> <p>The area encompasses a principal gateway corridor into the City of White Plains. The Strategy Area runs for slightly over 1 mile from near the border of Scarsdale to the center of the downtown at Mamaroneck Avenue.</p> <p>Significant progress on the Post Road Plan is expected to be seen in 2014-15 since the Urban Renewal Agency is engaged in active discussion and planning.</p> <p>Narrative: The community planning process involves working closely with the City’s partners – White Plains Housing Authority, White Plains Public Housing Tenants Council, White Plains Hospital, El Centro Hispano, White Plains Business Improvement District, the Fisher Hill and Highlands Neighborhood Associations, and major property owners in the corridor. The community based planning process may include, among other things, amendments to the City’s Comprehensive Plan, Zoning Ordinance, Signage Ordinance,</p>
---	---

	<p>Building Code, and plan for capital projects to upgrade and replace deteriorated infrastructure. The White Plains Urban Renewal Agency and City Council have designated Post Road Corridor Urban Renewal Project Area and have begun to develop an urban renewal plan for the area as part of the community planning process.</p> <p>The area encompasses a principal gateway corridor into the City of White Plains. The strategy area runs for slightly over one mile from near the border of Scarsdale to the center of the downtown at Mamaroneck Avenue.</p> <p>Significant progress on the Post Road Plan is expected to be seen in 2014-15 since the Urban Renewal Agency is engaged in active discussion and planning.</p>		
	Goal Outcome Indicator:	Quantity	UoM
	Public Facility or Infrastructure	20,000	Persons
	Than l/m income housing benefit		



## AP-38 CDBG Project Summary

<b>N o .</b>	<b>Project</b>	<b>Goals Supported</b>	<b>Geographic Areas</b>	<b>Needs Addressed</b>	<b>Funding</b>
1	Administration and Planning	All	Not Specific to Geographic Area	Program Administration	CDBG: \$153,659
	Description	Administration and Planning is responsible for public engagement, needed materials, and managing allocation and program follow through.			
	Planned Activities	<ul style="list-style-type: none"> <li>- Notices to the public and citizens advisory committee</li> <li>- Acquiring need materials for proper administration</li> <li>- Allocation execution and follow up</li> </ul>			
2	Rehabilitation Program	Objective 1-A: Strategy 1 Objective 1-A: Strategy 2	S & M/F Housing Rehab Target Area (70% L/M) (Mixed Minority) - Local Target area And City Wide	Rehabilitating Substandard Housing and Community Facilities	CDBG: \$228,529
	Description	Administration of all Neighborhood Rehabilitation within the City of White Plains.			
	Planned Activities	<ul style="list-style-type: none"> <li>- Oversight of rehabilitation projects</li> <li>- Preparation of all specifications</li> <li>- Bidding of work</li> <li>- Regular monitoring visits to worksites</li> <li>- Preparation of filing of all mortgages and deferred liens</li> <li>- Lead inspection</li> <li>- Needed Materials</li> </ul>			
3	Code Enforcement	Objective 1-A: Strategy 4 Objective 5-A: Strategy 6 Objective 5-E: Strategy 3	Code Enforcement Target Area (53.3% L/M) (Mixed Minority) - Local Target area	Rehabilitating Substandard Housing Alleviate Overcrowding	CDBG: \$117,929

	Description	City Housing Code Enforcement to ensure safe, clean and attractive residential and business areas.			
	Planned Activities	<ul style="list-style-type: none"> <li>- Target elimination of illegal uses and over-occupancy of residential properties</li> <li>- Goal of Improved Sanitation</li> <li>- Address property deterioration, focusing on Battle Hill, Fisher Hill, Church/Ferris, Carhart, and Eastview neighborhoods.</li> </ul>			
4	Infrastructure Public Facilities	Objective 5-C: Strategy 1 and 2 Objective 5-F: Strategy 1 and 2	Public Facilities City Wide (100% L/M) (Mixed Minority)	Maintenance of Public Facilities	CDBG: \$75,000
	Description	Improvements to parks and recreation facilities in CD target neighborhoods			
	Planned Activities	Improvements will be made to parks within Community Development target neighborhoods			
5	Public Service Programs	Objective 1-C: Strategy 1 & 2 Objective 1-E: Strategy 4 Objective 3-A: Strategy 1 Objective 5-C: Strategy 3 Objective 5-D: Strategy 1 Objective 5-D: Strategy 2 Objective 5-D: Strategy 3	Public Services City Wide (100% L/M) (Mixed Minority) - Local Target area	Homeless Assistance Housing Services Maintenance of Public Services Special Needs Service Improvements	CDBG: \$234,795
	Description	Public Service Programs include: Food Resource Provision, Youth Scholarships and Services, Housing Counseling, Homeless Assistance, target population support, and community centers among others.			
	Planned Activities	<ul style="list-style-type: none"> <li>▪ Through Westchester Residential Opportunities, Inc., provide homebuyer and housing counseling services</li> <li>▪ Provide essential housing services including eviction prevention and housing for people with disabilities through the Westchester Independent Living Center, Legal Services of the Hudson Valley, and the Westchester Coalition for the Hungry and Homeless</li> <li>▪ Reach target population with essential comprehensive community center services through collaboration with El Centro Hispano and the Thomas H. Slater Center</li> </ul>			

		<ul style="list-style-type: none"> <li>▪ Fund the Ecumenical Food Pantry, White Plains Community Action Program, and White Plains Meals-on-Wheels, Inc. in order to provide food resources for the hungry and homeless</li> <li>▪ Support the Crisis Intervention Outreach Team in providing crisis services to the Homeless</li> <li>▪ Provide supplemental funding for scholarships to the After School Connection Program, the Bits N' Pieces Tutorial Camp, Passage to Excellence, the Recreation and Parks Department Summer Day Camp programs, Recreation programming for Persons of Differing Abilities, and the YWCA GEMS program</li> <li>▪ Fund Family Ties for essential wraparound services to families with children with high-end needs</li> </ul>			
6	Rehabilitation Revolving Fund	Objective 1-A: Strategy 1 Objective 1-A: Strategy 2 Objective 4-A: Strategy 1	S & M/F Housing Rehab Target Area (70% L/M) (Mixed Minority) - Local Target area	Rehabilitating Substandard Housing Alleviate Overcrowding	CDBG: \$400,000
	Description	Revenues from the Housing Rehabilitation Program reinvested in future housing rehab projects.			
	Planned Activities	<ul style="list-style-type: none"> <li>- Rehabilitation of 10 Single Family Houses</li> <li>- Rehabilitation of 40 Multifamily Housing Units</li> <li>- Home Safety Initiative bringing smoke and carbon monoxide detectors into homes</li> <li>- Provide interest free loans for existing facilities seeking renovation that serve special needs persons</li> <li>- Support facility rehabilitation for Grace Church Community Center Homeless Shelter</li> </ul>			

## Describe the reasons for allocation priorities.

### 1. ASSIGNMENT OF PRIORITY: NON-HOMELESS AFFORDABLE HOUSING

**1a. Substandard Housing.** Substandard housing, as defined in Chapter III of the 2010-14 Consolidated Plan, remains a primary issue in White Plains. The age of the housing stock in the City, where pre-1960 housing comprises 55.4% of the total housing stock, means that the City's housing stock needs continual maintenance and upkeep to preserve the existing units. Moreover, the results of the City's 2009/10 windshield survey of housing conditions found 889 substandard structures in need of improvement in the Target Neighborhoods. The elimination of substandard housing conditions has been a major objective of the City's Community Development effort since its inception in 1975. Therefore, rehabilitating substandard housing has been assigned a **High priority** for all renter households, and a **High priority** for all owner households.

**1b. Cost Burdened Households.** The estimated dollar amount to address housing needs is a projection of costs to meet the rental

housing need. Specifically, the estimated dollar amount to assist cost burdened households is based on the rental assistance costs of households by type in the City's Affordable Rental Housing Program.

- **Extremely Low.** In the 0-30% MFI -- extremely low income -- category, a **High priority** has been assigned for all households and tenure types, for both moderate and severe cost burden.
- **Low Income.** In the 30.1-50% MFI -- low income -- category, cost burden remains a problem. All renter households with a moderate or severe cost burden are assigned a **High priority**. Owners in this income group are assigned a **Medium** priority, experiencing more of a problem with severe cost burden than moderate cost burden.
- **Moderate Income.** In the 50.1% to 80% MFI -- moderate income -- category, renters experience some degree of moderate cost burden. Moderate cost burden is a **Medium priority** need, which can be attributed to the availability of affordable one- and two-bedroom units for moderate income families. However, the low vacancy rate and the cost of market rentals does affect this group. There is a **No Such Need** established for moderate income households with respect to severe cost burden. The City's locally adopted Affordable Rental Program has primarily assisted this group in reducing its cost burden.

For owners, moderate cost burden also eases to a **Medium** priority need. It is also a **Medium** priority for elderly owners. Severe cost burden is a **Medium** priority for those in this income group.

- 1c. Overcrowding.** HUD defines overcrowding as housing occupancy of 1.01 or more persons per room, and includes it in their definition of housing problems. 2009 CHAS Table 10, in Chapter III of the 2010-14 Consolidated Plan demonstrates that overcrowding is not significant independent of cost burden. Overcrowding does not represent a problem (i.e. over 10%) for extremely low or moderate income renters. According to the CHAS data, it represents a low priority for low income and middle income families. The table for overcrowding in ownership showed less than 1% overcrowding.

The Planning Department does not agree with the data provided in the 2009 CHAS Table 10 for extremely low income households. The problem is that data cannot be easily obtained on the overcrowding within households in which the members are primarily day laborers and do not have legal status in the U.S. White Plains has a significant problem with overcrowding among households made up of single individuals who generally do not have legal status in this country and cannot, therefore, apply for subsidized housing or rental assistance programs. White Plains therefore places a **High priority** on overcrowding.

## **2. ASSIGNMENT OF PRIORITY: HOMELESS**

- 2a. Need Assessment.** The primary responsibility for meeting the needs of the homeless in White Plains rests with the Westchester County Departments of Social Services (DSS) and Community Mental Health (DCMH). Nevertheless, there continues to be a need to provide outreach to the homeless population of vulnerable and hard-to-reach primarily single adults. The 2010-14 Consolidated Plan continues to place the need for homeless assessment, outreach and shelter services at a **Medium priority** need for White Plains.
- 2b. Chronic Homeless.** White Plains also coordinates chronic homeless planning and placement through participation on the Westchester

Partnership's steering committee. Going forward, this is part of the obligation of Grace Church Community Center, Inc., as the agency funded with Continuum of Care funds targeted for White Plains. Grace Church Community Center, Inc. effectively operates the Open Arms Homeless Outreach and Case Management Program and provides a significant effort to address the issues of the chronically homeless. White Plains Places a **Medium need** on chronic homeless as there are no homeless left on the streets at night due to the important services provided by the Grace Church Community Center and the White Plains Department of Public Safety.

- 2c. **Transitional Housing.** As noted, White Plains has a substantial percentage of the County's transitional housing located in the City. With over 400 transitional beds, the City places **No Such Need** on this category. The City also places **No Such Need** on emergency housing for singles and families.
- 2d. **Permanent Housing with Services.** As shown on the Assisted and Regulated Housing Chart in Chapter III, White Plains also has a substantial number of supportive housing units located in the City and managed by various partners in the Westchester Partnership. White Plains places **Low need** on additional permanent housing with services (Shelter Plus Care) for the homeless. The City will support funding from other outside agencies so long as the units are dispersed throughout the City and not concentrated in already impacted areas.

### 3. **ASSIGNMENT OF PRIORITY: SPECIAL NEEDS**

- 3a. **Needs Assessment.** As demonstrated in this 2010-14 Consolidated Plan, the City of White Plains is currently providing more than its fair share of the County's special needs housing, and is no longer capable of absorbing additional facilities without creating unacceptable concentrations of such housing, especially in neighborhoods surrounding the downtown. Special needs housing is therefore assigned **Low priority** for persons with severe mental illness, development disabilities, and persons with alcohol/drug addiction. This Low priority relates to housing, not program services for the special needs population. The City places a **High priority** on maintaining and rehabilitating existing special needs housing facilities. The City places a **High priority** on continuing to provide services to the elderly and frail elderly of the City's population, and a **High priority** for the physically disabled.

### 4. **ASSIGNMENT OF PRIORITY: NON-HOUSING COMMUNITY DEVELOPMENT NEEDS**

- 4a. **Needs Assessment.** The City's non-housing community development priorities have been, and continue to be, the improvement of public facilities; improvement of services for extremely low, low and moderate income households, senior citizens and disabled persons; neighborhood stabilization, coupled with code enforcement; and economic revitalization through improvement to commercial and retail facilities which expand job opportunities for City residents.

Community development priorities of High, Medium, Low or No Such Need are established based the 1997 Comprehensive Plan and 2006 Plan Update strategies, the City's capital and operating budgets, and the CDBG budget projections. The City's capital improvement program targets the community's needs in the areas of public facilities and infrastructure improvements, transportation and environmental sustainability. The City's operating budget and CDBG budget target public and social services, accessibility, historic preservation, economic and commercial development, overall neighborhood revitalization and creating and maintaining a sustainable living environment.

- 4b. Public Facility's Needs.** City building and facilities rehabilitation and energy-related improvements continue to be assigned a **High priority**. A **High priority** is also assigned to parks and recreational facilities, records retrieval and document imaging to address the computerization of City record-keeping and computer system security and expansion, public parking facilities rehabilitation and energy upgrades, primarily related to electricity, water, lighting and HVAC, Upgrades to City's computerized traffic control system to reduce traffic delays and improve public transit, and Library electrical energy efficiency upgrades, installation of energy efficient window system, and boiler upgrade.

A **High priority** is established for these City facilities/projects as they are anticipated to be funded over the next five years. Sources of financing include City cash to capital, City debt issuance, NYS CHIPS transportation funds, NYS Department of Transportation, and the White Plains School District. Projects that the City does not fund because they are not municipal facilities, but for which it will support applications put forth for such facilities by other entities, include child care centers and health facilities. These are therefore assigned a **Low priority**.

- 4c. Infrastructure Improvements.** Activities targeted to water, street, sanitary sewer, and storm water infrastructure improvements have been assigned **High priorities** for White Plains, as shown in this 2013-14 Annual Action Plan. The priority of these projects may change as the Capital Improvement Plan is reviewed each year in relation to the needs and financial resources of the City.

- 4d. Community Development and Public Services.** The City of White Plains administers and/or supports a wide range of services for various needy populations residing in the City. A **High priority** is given to continuing to provide services to senior citizens, persons with disabilities, youth, and for young adults in need of employment training and children in need of summer camp and after school programs. Programs providing fair housing activities, eviction prevention, housing resource development, and tenant/landlord counseling also receive a **High priority**. Public service programs for the handicapped and special needs population are assigned a **High priority**.

**Low priorities** include direct funding of substance abuse, day care and health care services. These activities are not considered municipal services and will, therefore, not be funded by the City over the next 5 years. However, the City strongly supports such services and will support programs and funding initiated by other entities to carry out such activities.

Transportation services for the disabled, which are provided by Westchester County, are given a **Medium** priority assignment. However, the City will be working actively with the County to improve the location of public transportation and access to public transportation run by the County, especially in the Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area. Public transportation will be given a **High priority**. The continuation of transportation services for the elderly and frail elderly to the City's Senior Center and to grocery shopping and doctors' appointments is given a **High priority** and this service will continue to be funded by the City.

- 4e. Accessibility.** Compliance with the American Disabilities Act (ADA) will be assigned a **Low priority** because extensive efforts on the part of the City over the past 10 years have resulted in the ADA requirements for the City having been met based upon the ADA Compliance Review that was performed for the City. All new construction must be in compliance with ADA requirements.

- 4f. **Historic Preservation.** Preservation of historic residential and commercial buildings may be funded through residential rehabilitation activities, if additional sites are identified. It is therefore assigned a **Medium priority**.
- 4g. **Economic Development.** Commercial and industrial property rehabilitation and infrastructure improvements continue to be assigned a **High priority** in Neighborhood Strategy Areas and in the Core Area. Improvements to retail and commercial enterprises along the Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area and the downtown BID area will be undertaken over the next five years with City, private developer, and to the extent eligible and deemed appropriate by the Common Council, CDBG and Urban Renewal financing. Economic revitalization of the Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area, including the Winbrook Public Housing Community, has been assigned a **High priority** for receipt of State and Federal funds.
- 4h. **Other Community Development.** Energy efficiency improvements, meeting sustainable design standards for both City and private development, lead based paint hazard reduction, and code enforcement, continue to all be assigned a **High priority** and will be carried out in concert with the City's private project approval process, in the design and rehabilitation of City buildings, and through the rehabilitation work of the Community Development Rehabilitation Program in single family and multifamily rehabilitation projects.
5. **ASSIGNMENT OF PRIORITY: NEIGHBORHOOD STRATEGY AREA REVITALIZATION**
- 5a. **Needs Assessment.** The revitalization of the Post Road/S. Lexington Ave. Corridor Neighborhood Strategy Area is assigned a **High priority**. This area will be the focus of both residential and commercial redevelopment over the next five years. A special program to acquire, rehabilitate and sell rehabilitated housing to low to moderate income households is also a **High priority** for the City for the use of Affordable Housing Assistance Program and Community Development Block Grant Rehabilitation Program funds.

## **AP-50 Geographic Distribution**

**Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed**

Maps associated with the designated geographic areas of the entitlement can be found on the following pages. Corresponding map numbers are listed below:

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of CD funds</b>	<b>Map Number</b>
Low and Moderate Income Concentration	Included below	1
Minority Concentration	Included below	2
CD Target Areas: S & M/F Housing Rehab	35	3
Locally Designated Area of Slum and Blight	0	4
Public Housing Sites	0	5
Homeless Shelter and Transitional Housing Facilities	16	6
Affordable Housing Program	0	7
Code Enforcement Target Area	10	8
Centro Hispano Target Area	2	9
Slater Center Target Area	2	10
Public Service Programs	15	11
Parks and Playgrounds	6	12

### **Rationale for the priorities for allocating investments geographically**

Investments are made in census-defined low and moderate income areas or are the type of projects which are a presumed benefit low income populations (e.g. Homeless, handicapped).



The primary focus for CDBG allocations is the Consolidated Plan with efforts made to distribute funds throughout all CD target neighborhoods.

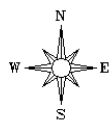
Past performance is also a funding consideration.



## 2014-15 Annual Action Plan

% LOW/MODERATE INCOME CITY WIDE = 36.3%

-  CENSUS BLOCK GROUPS WITH % LOW /MODERATE INCOME POPULATION BETWEEN 36.3 % AND 50.9% OF TOTAL BLOCK GROUP POPULATIONS
-  CENSUS BLOCK GROUPS WITH % LOW / MODERATE INCOME POPULATION ABOVE 50.9 % OF TOTAL BLOCK GROUP POPULATION



Map 1



City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

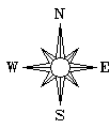
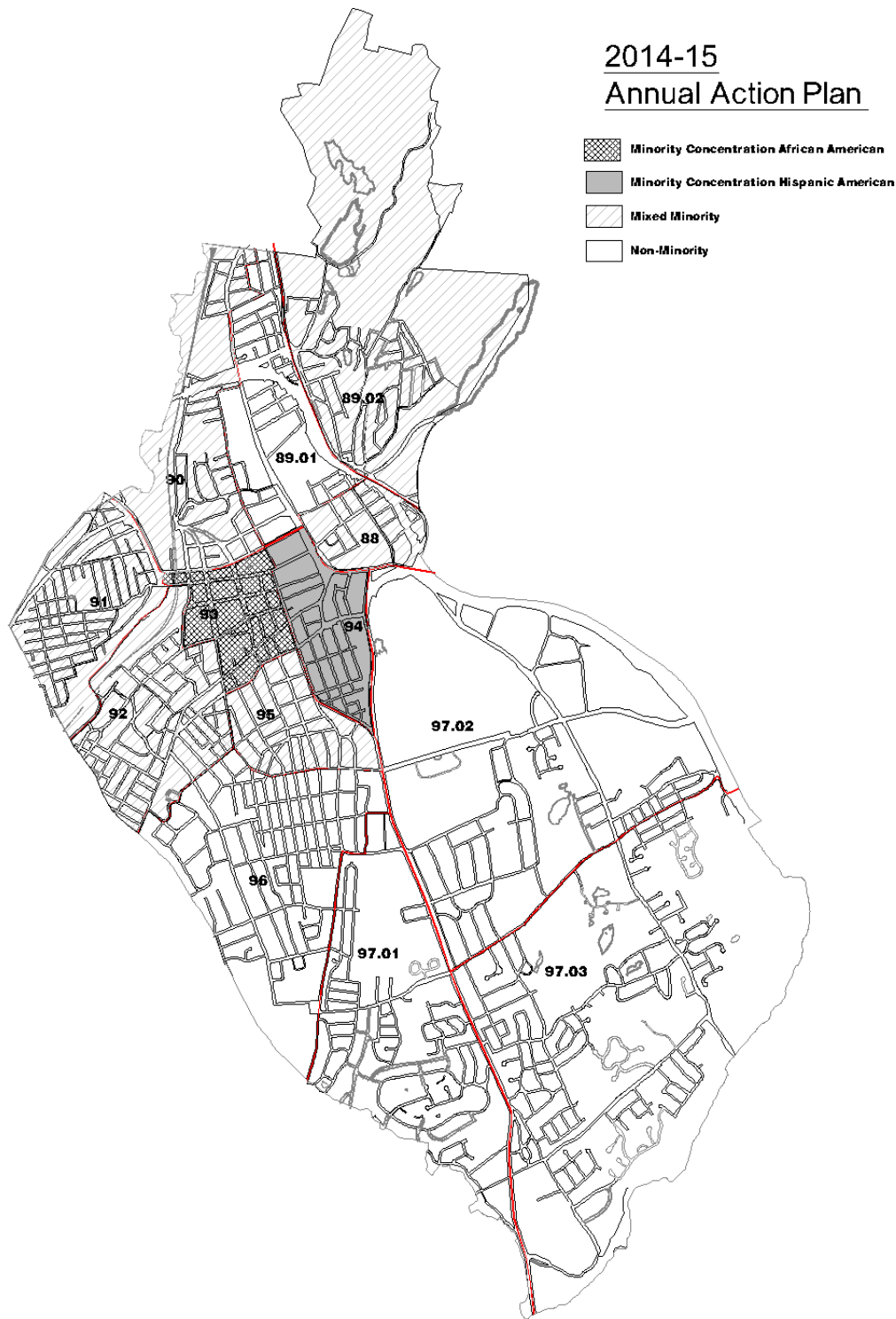
2010-14

### Consolidated Plan

2014-15 Low and Moderate Income  
Concentration by  
Census Tract Block Group  
(Based on 2000 Census)

20130507

# 2014-15 Annual Action Plan



Map 2

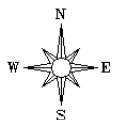
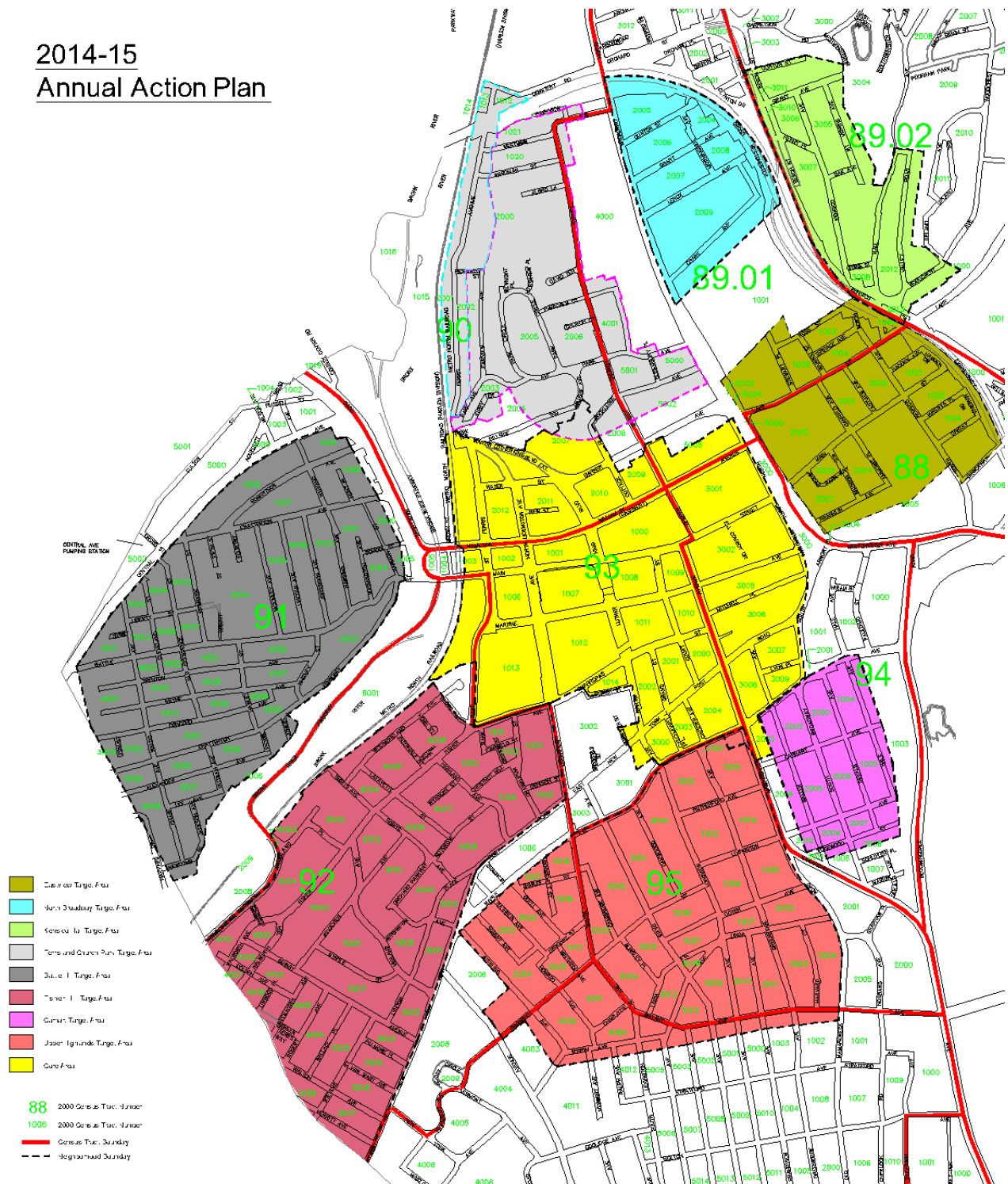


City of White Plains  
 Planning Department  
 70 Church Street  
 White Plains NY 10601-2409

2010-14  
 Consolidated Plan  
 2014-15 Minority Concentration by  
 Census Tract Block Group  
 (Based on 2000 Census)

20140513

# 2014-15 Annual Action Plan



Map 3



City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

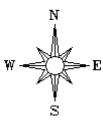
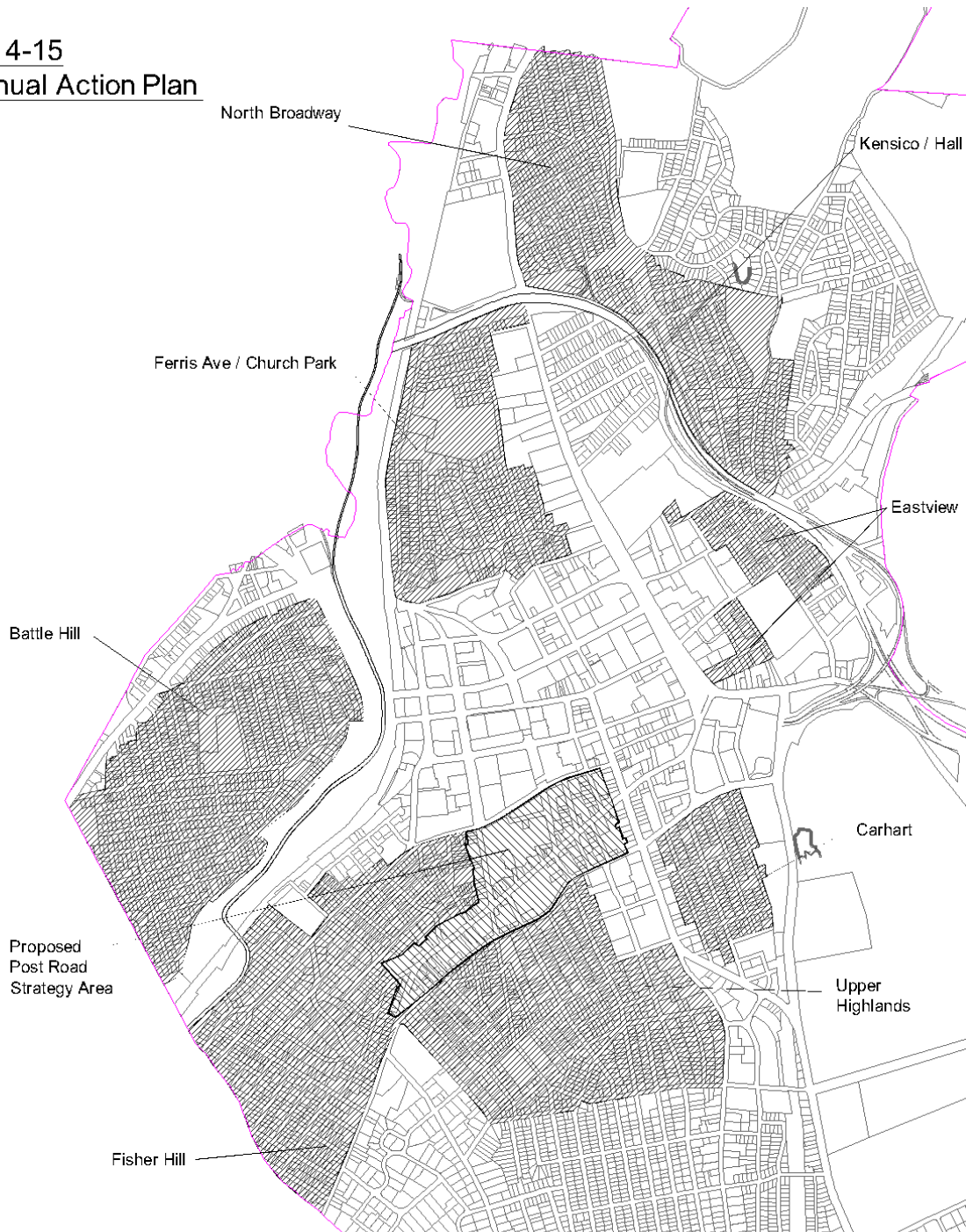
## 2010-14 Consolidated Plan

CD TARGET AREAS

20130507



**2014-15  
Annual Action Plan**



Map 4



City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

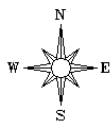
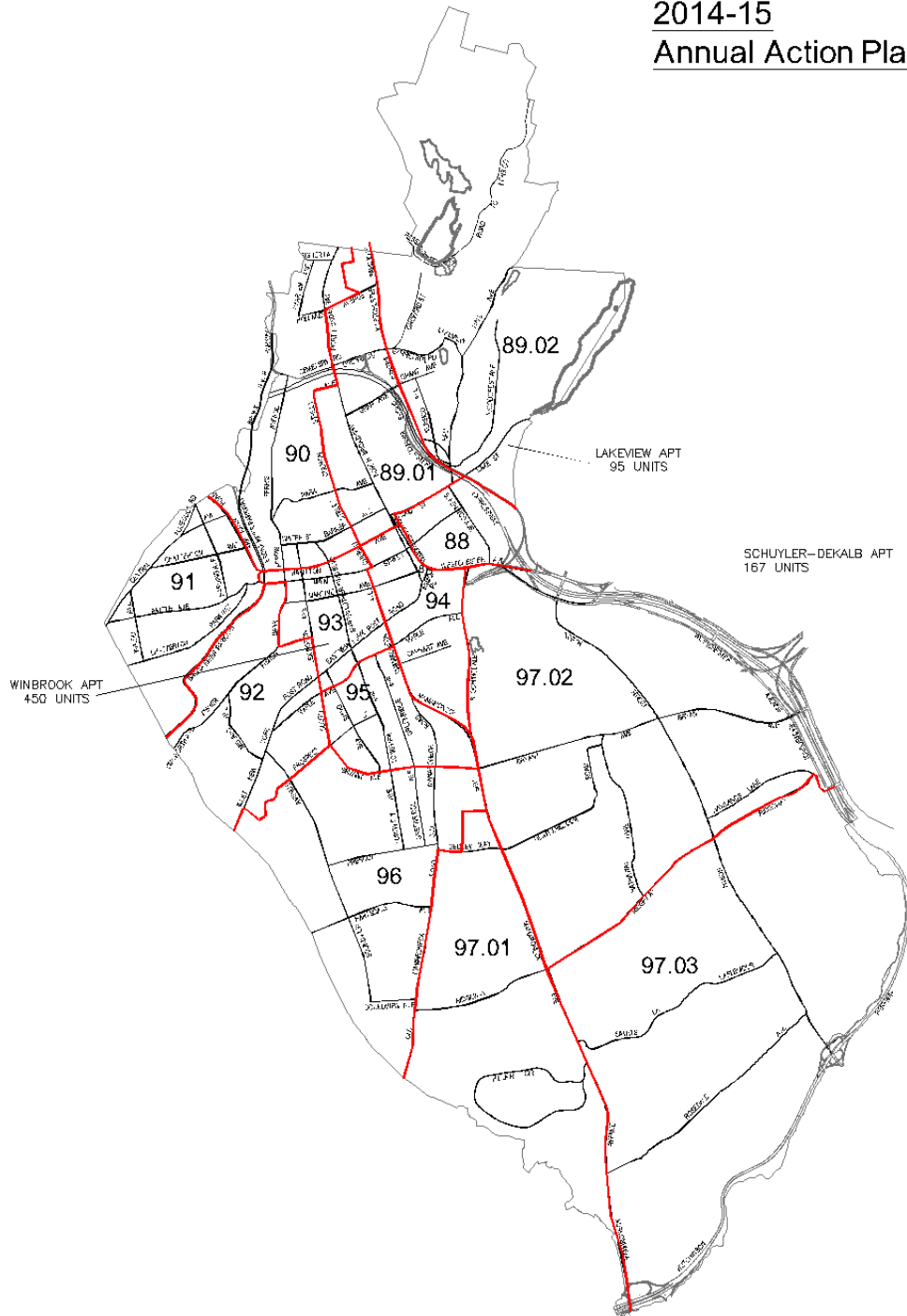
**2010-14**

**Consolidated Plan**

CITY OF WHITE PLAINS LOCALLY DESIGNATED  
AREA OF SLUM AND BLIGHT  
PURSUANT TO 24 CFR570.208(b)(1)  
(Designated in 2009 -10 for 2010 -14 Consolidated Plan)

20130507

**2014-15  
Annual Action Plan**



Map 5



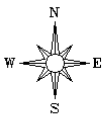
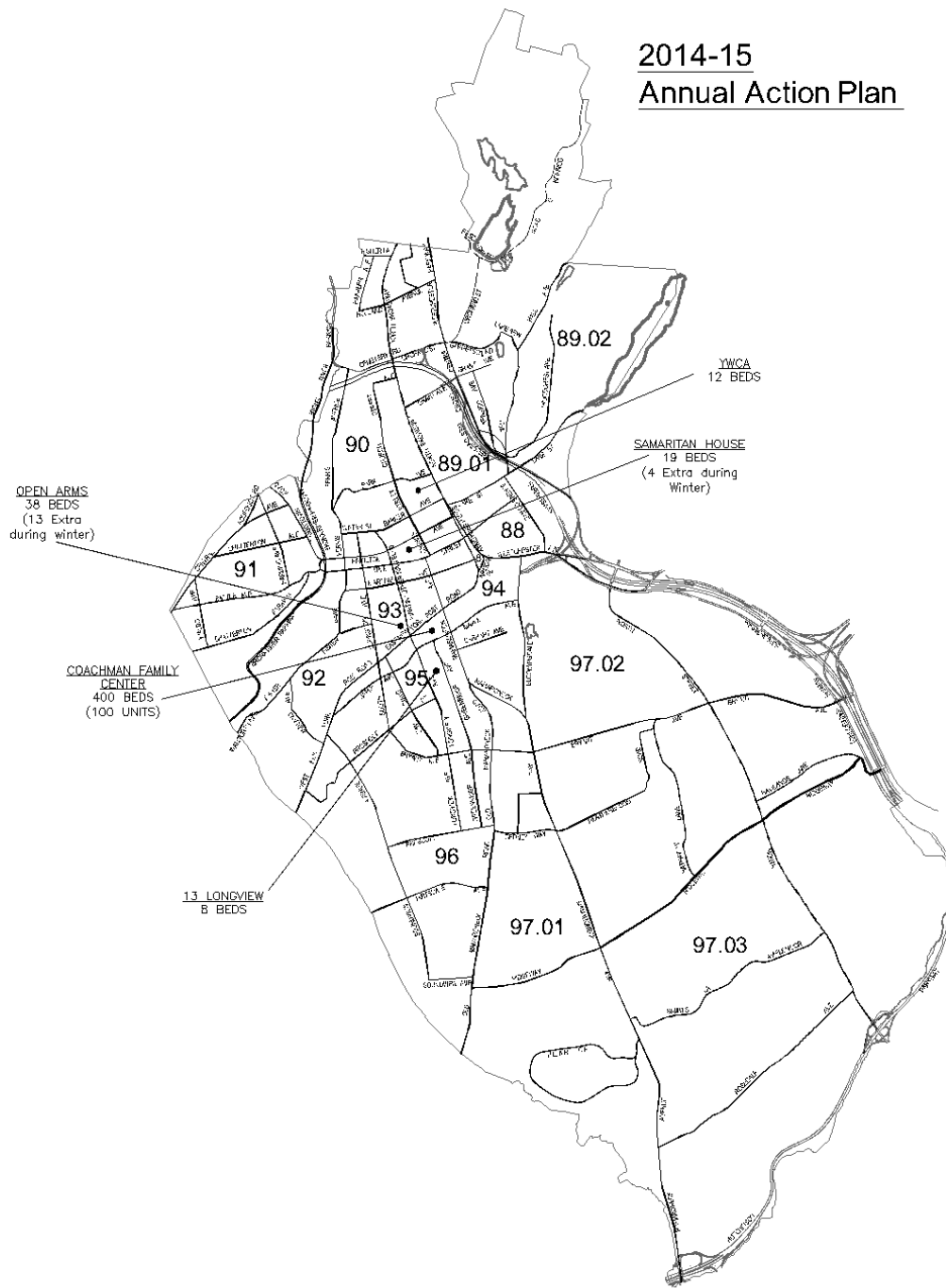
City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

**2010-14  
Consolidated Plan**

Public Housing Sites

20130507

## 2014-15 Annual Action Plan



Map 6



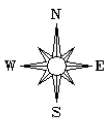
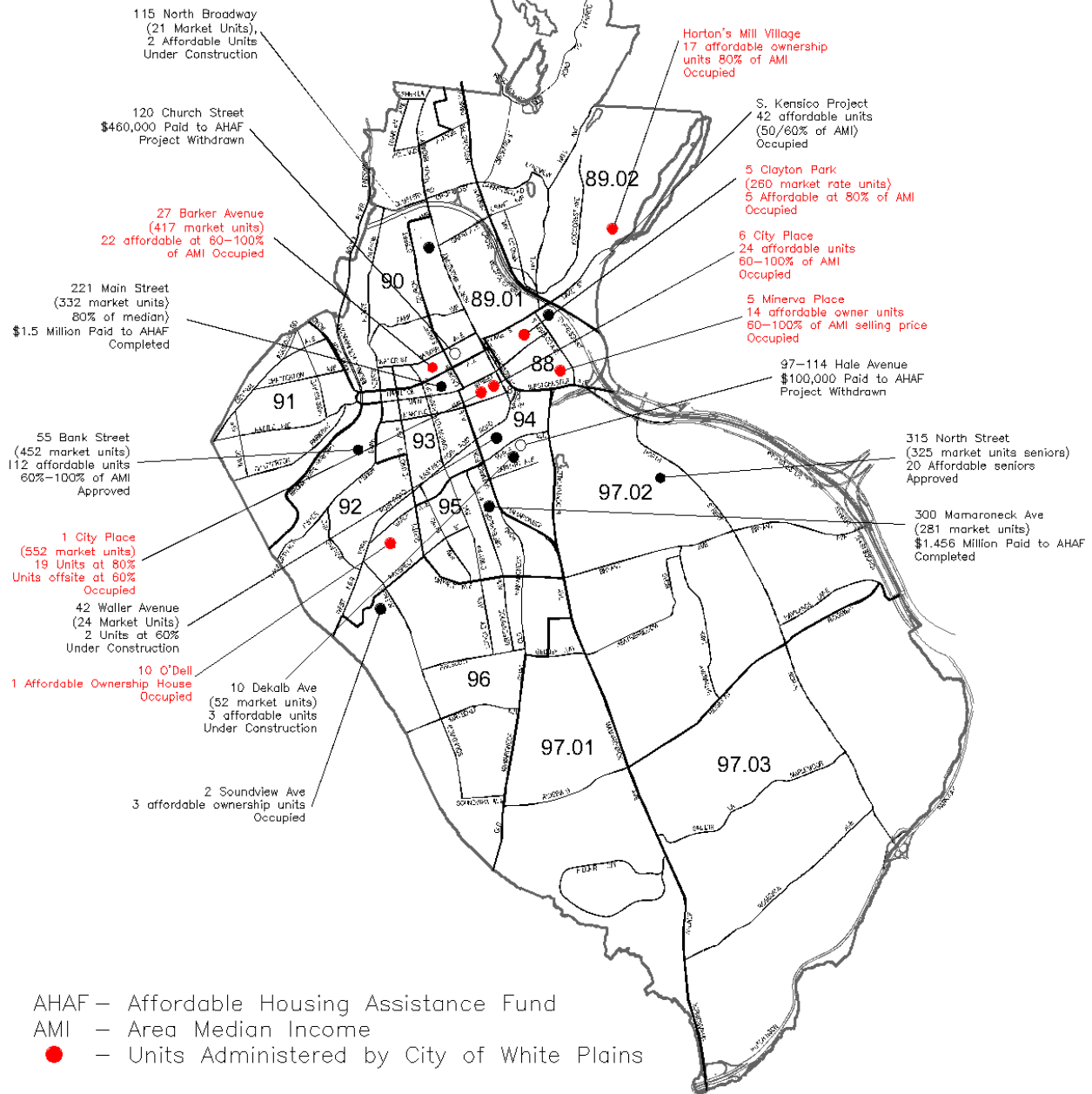
City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

## 2010-14 Consolidated Plan

2013-14 HOMELESS SHELTER AND  
TRANSITIONAL HOUSING  
FACILITIES

20130507

## 2014-15 Annual Action Plan



Map 7



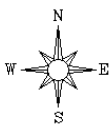
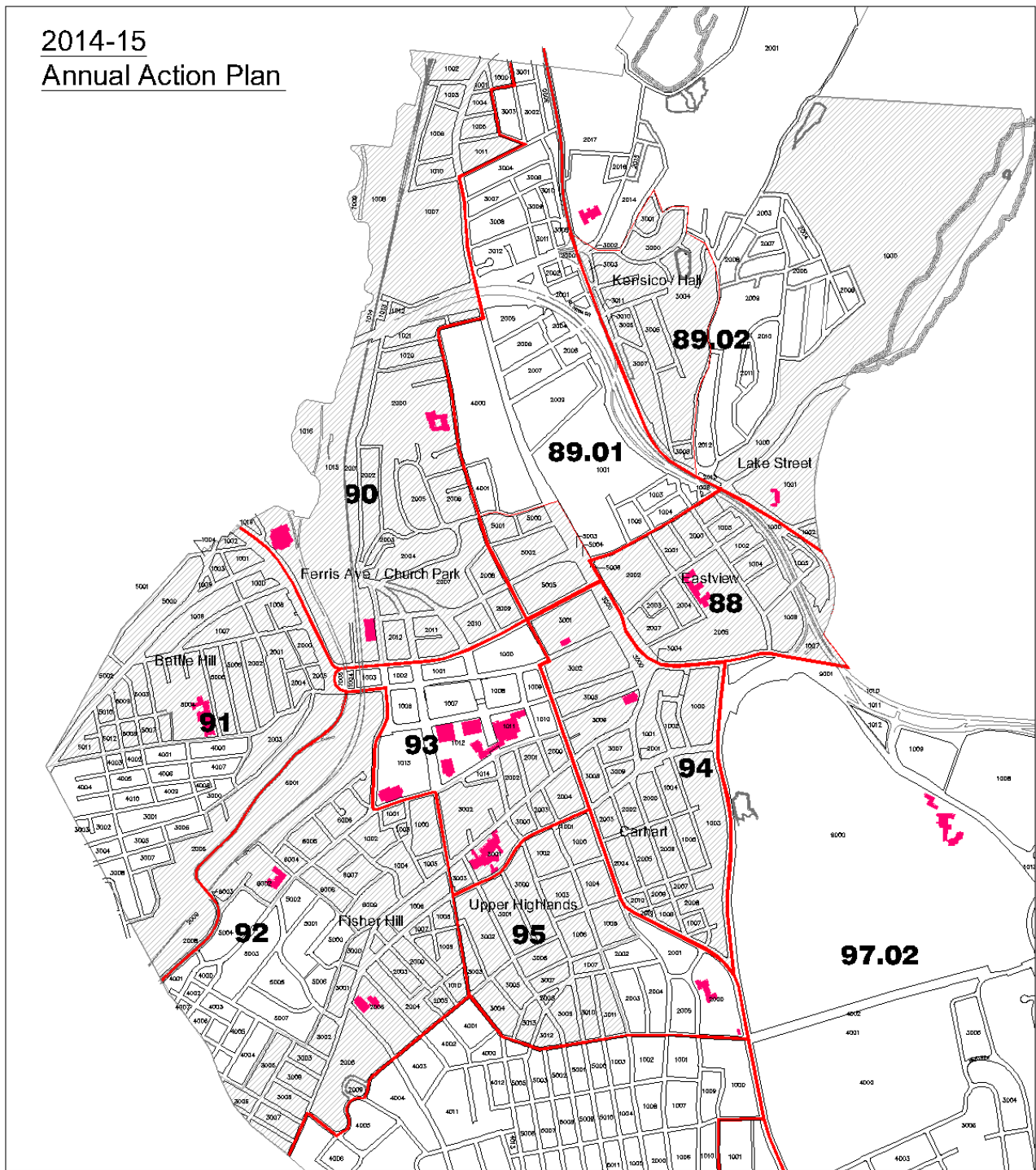
City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

## 2010-14 Consolidated Plan

Affordable Housing Assistance  
Program Buildings



# 2014-15 Annual Action Plan



Map 8



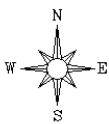
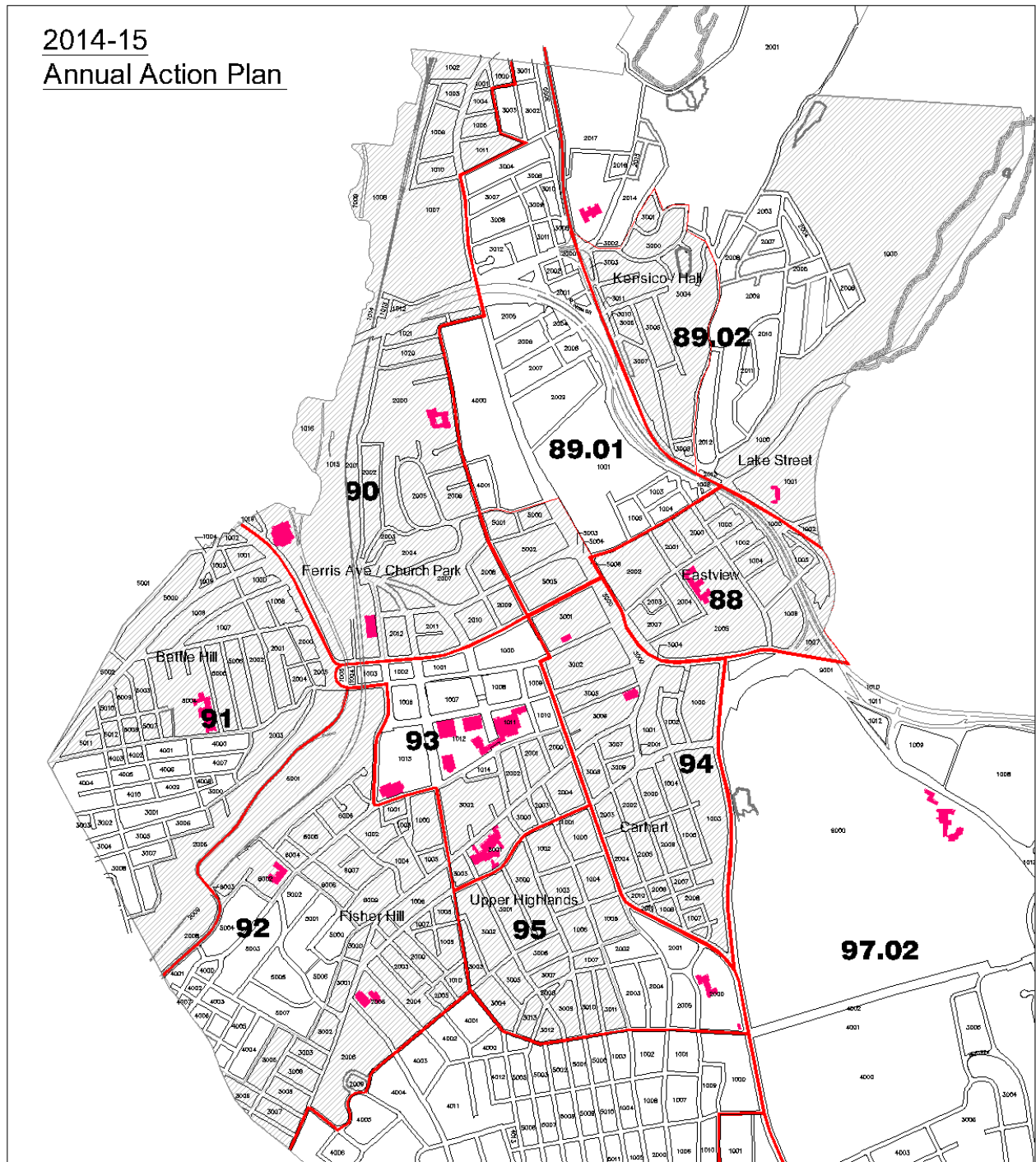
City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

2010-14 Consolidated Plan  
2014-15 Low/Moderate Target Area  
Code Enforcement

CT 88 BG 1, 2 & 3	CT 92 BG 1, 2, 3 & 6
CT 89.02 BG 1 & 3	CT 94 BG 1, 2 & 3
CT 90 BG 1 & 2	CT 95 BG 1 & 3
CT 91 BG 1, 2 & 5	



# 2014-15 Annual Action Plan



Map 9



City of White Plains  
Planning Department  
255 Main Street  
White Plains NY 10601-2409

2010-14 Consolidated Plan  
2014-15 Service Target Area

Centro Hispano

CT 88 BG 1,2 & 3

CT 89.02 BG 1 & 3

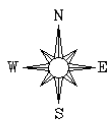
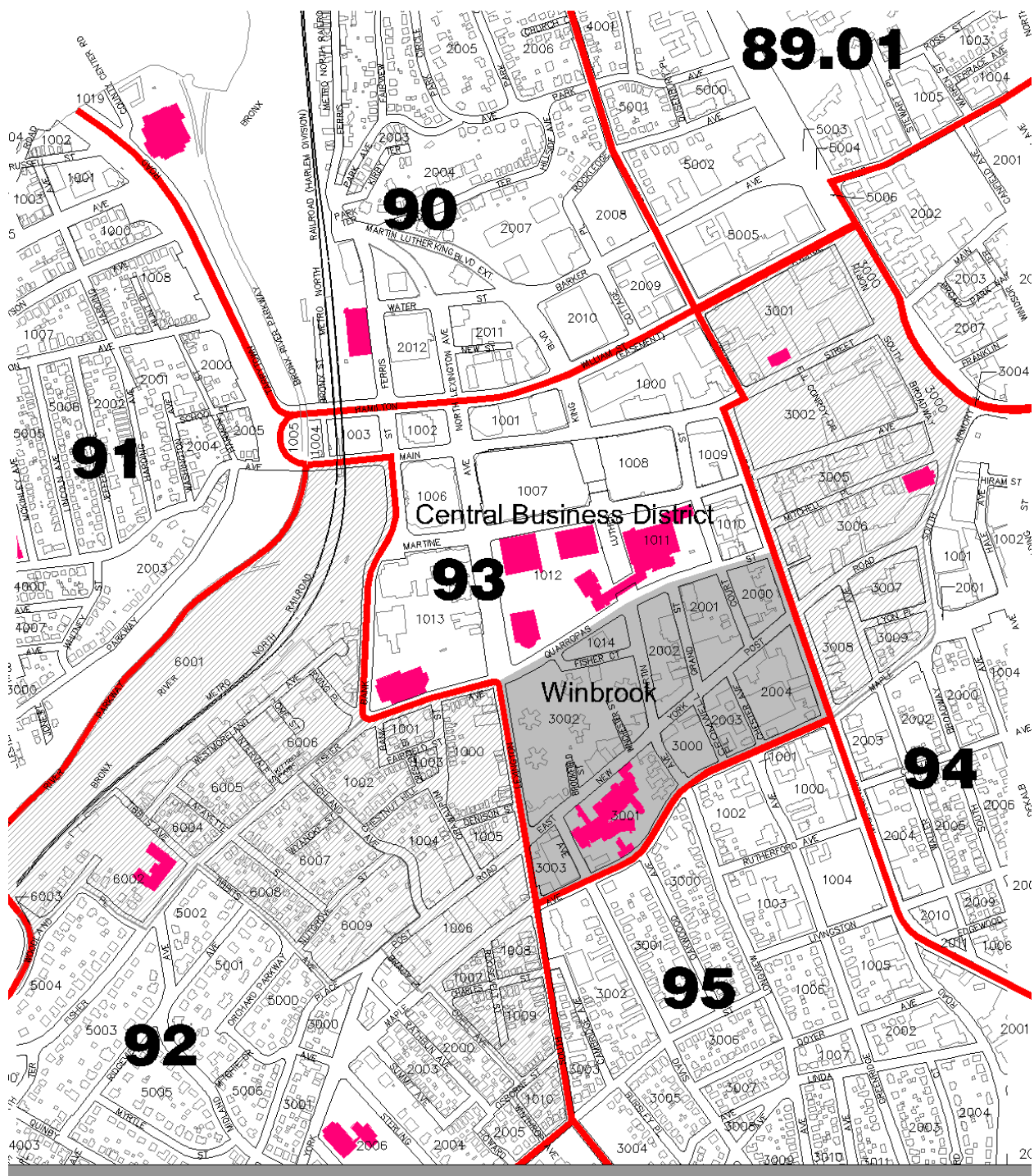
CT 90 BG 1 & 2

CT 91 BG 1,2 & 5

CT 92 BG 1,2,3 & 6

CT 94 BG 1,2 & 3

CT 95 BG 1 & 3



Map 10



City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

## 2010-14 Consolidated Plan

Thomas H Slater Center Neighborhood  
Community Center Service Target Area  
CT 93 BG 1014, 2 & 3  
CT 92 BG 1 & 6  
CT 94 BG 3



# 2014-15 Annual Action Plan

The Following Public Services programs provide 100% LM City-Wide Benefits:

- Meals on Wheels
- YWCA
- Bits N Pieces Day Camp
- Rec Program for People with Disabilities
- Day Camp Scholarship
- After School Scholarship
- WRO Housing Counseling and First Time HomeBuyers Program
- Legal Services of Hudson Valley
- Westchester Independent Living Center
- Westchester Coalition for the Hungry and Homeless

White Plains Community Action Program

Passageto Excellence Corp

Slater Center

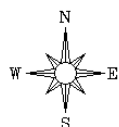
Ecumenical Food Pantry

Family Ties

Family Ties

Grace Church Community Center

Centro Hispano

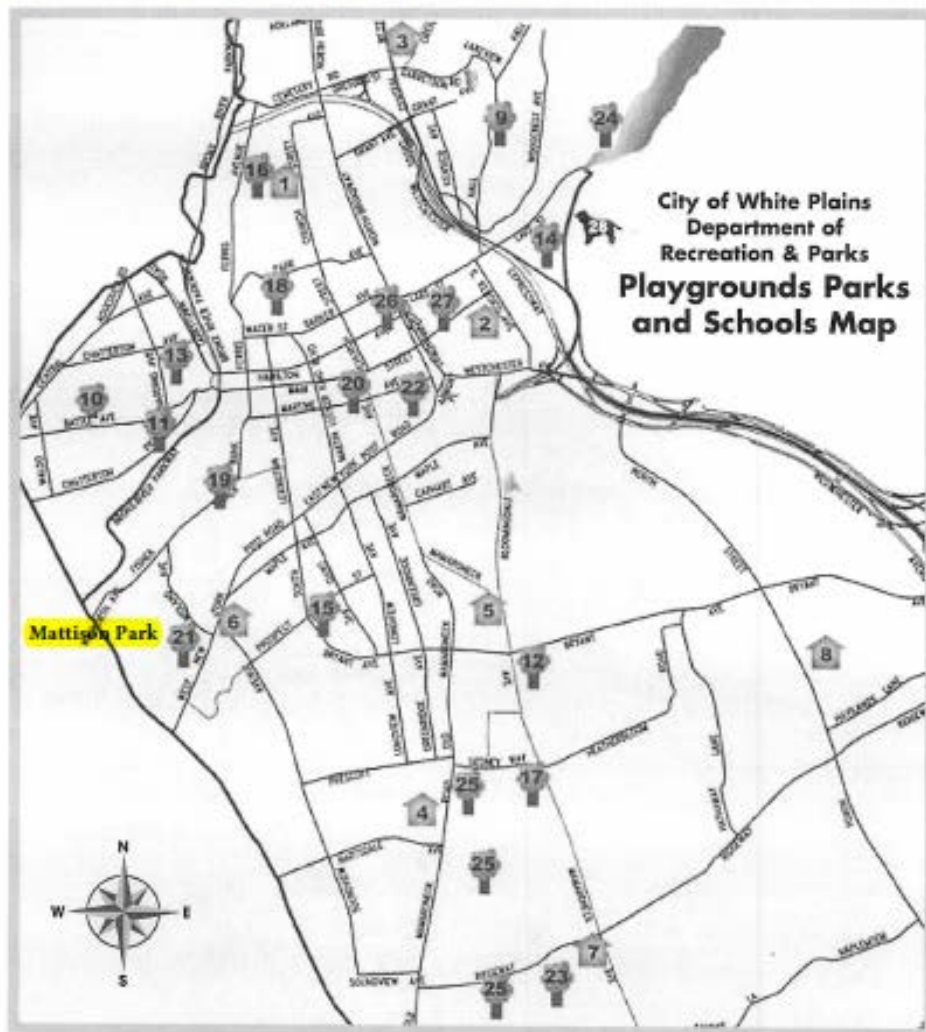


Map 11



City of White Plains  
Planning Department  
70 Church Street  
White Plains NY 10601-2409

2010-14  
**Consolidated Plan**  
Public Service Programs



#### City Schools

- 1 Church Street School
- 2 Eastview School
- 3 George Washington School
- 4 Highlands School
- 5 Mamaroneck Avenue School
- 6 Post Road School
- 7 Ridgeway School
- 8 White Plains High School

#### Parks & Playgrounds

- 9 Baldwin Farm
- 10 Battle Hill Park
- 11 Battle-Whitney Park
- 12 Bryant-Mamaroneck Park
- 13 Chatterton Playground
- 14 Dellino Park
- 15 Druss Park
- 16 Gardella Park
- 17 Gillie Field
- 18 Jacob Purdy Park
- 19 Kirtell Park
- 20 Renaissance Plaza
- 21 Mattison Playground
- 22 Mitchell Place Tot Lot
- 23 Ridgeway Nature Trails
- 24 Liberty Park
- 25 The Jack Harrington Greenway
- 26 Tibbits Park
- 27 Tumure Park
- 28 Bark Park

## AP-55 Affordable Housing

One Year Goals for Affordable Housing by Support Requirement	
Homeless	680
Non-Homeless	3400
Special-Needs	0
Total	4232

One Year Goals for Affordable Housing by Support Type	
Rental Assistance	3247
The Production of New Units	103
Rehab of Existing Units	730
Acquisition of Existing Units	0
Total	4232

## **AP-60 Public Housing**

### **Introduction**

The City of White Plains remains committed to the maintenance and improvement of public housing options in this area. Public Housing has been given a High Priority assignment for this 2014-15 Annual Action Plan and the 2010-14 Consolidated Plan.

### **Actions planned during the next year to address the needs to public housing**

As stated in the Consolidated Plan Objective 2, the City of White Plains plans to continue making physical improvements to public housing sites, redevelop the Winbrook Public Housing Site, and continue to work with public housing residents to become more involved in management and participation in homeownership.

This year continues the first phase of the Winbrook community redevelopment with the commencement of construction of the first new building on the site. It is the goal of the White Plains Housing Authority that all current Winbrook residents will have the choice to remain there, and for all 450 units to be replaced by the end of development, improving housing conditions and attracting new residents. The first phase of development involves the first building, located at the intersection of South Lexington Avenue and Quarropas Street containing 104 dwelling units.

In addition, the first floor of this building will house the Community Education Facility, open to the residents at Winbrook and the larger community. The facility will offer education and career preparation for adults and youth. The Community Education Facility has been funded with a \$3.5 million HUD Community Education Facility grant and a \$1.5 million loan from the City of White Plains.

In addition to the above actions, the WPHA is participating in HUD's Rental Assistance Demonstration Program for the Lakeview Apartments. Under this program the WPHA is converting the Lakeview Apartments to a new HUD subsidy program enabling the WPHA to attain private financing for the redevelopment and upgrading of this property.

### **Actions to encourage public housing residents to become more involved in management and participate in homeownership**

The White Plains Housing Authority has defined a master housing and asset management strategy that encompasses undertaking comprehensive revitalization of the Winbrook Campus, and redevelopment and repositioning of its Lakeview and DeKalb Housing assets. As part of

this comprehensive strategy resident stakeholders are provided opportunities to actively engage in the ongoing decisions that must be made to seek and apply for funding, develop and define programming, and determine design and implementation activities. Regular meetings on site and surveys are conducted with the residents, and a dedicated email site are provided as vehicles to actively and continuously engage and solicit valuable input from the resident stakeholders.

ROSS staff actively engages and encourages the residents of the WPHA to utilize the power of their voice in working with management. The methods include developing resident leadership; participation on resident boards and councils, meetings, programs and activities; participation in resident conferences and conventions; and, communicating with management utilizing the appropriate documentation and forms.

The Housing Authority of White Plains continues to encourage participation of qualified residents in homebuyer programs through the ROSS program. The methods used to encourage residents with their desire for home-ownership includes: 1. Refer residents to partner agencies/organizations specializing in a comprehensive approach in transitioning out of public housing; 2. Offer on-site preparatory workshops to provide additional assistance to residents contemplating their next move; 3. Provide information to residents who need to increase their income about prospective employment opportunities that might be available; and, 4. Provide information on educational resources that would be beneficial to achieve set goals.

**If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance**

N/A

## **AP-65 Homeless and Other Special Needs Activities**

### **Introduction**

The primary responsibility for meeting the needs of the homeless in White Plains rests with the Westchester County Department of Social Services (DSS) and Community Mental Health (DCMH). According to the Westchester County Department of Social Services (DSS), outreach and assessment responsibilities for the homeless rest with DSS. Nevertheless, there continues to be a need to provide outreach to the homeless population of vulnerable and hard-to-reach primarily single adults. As the City does not receive direct funding for homeless assistance programs, and has demonstrated shelter for in excess of the homeless with White Plains as their community of origin, the City places a **Medium** need on programs for the homeless. However, the City will continue to support applications for non-local funds and CDBG funds to support programs targeting youth from homeless families, housing counseling with apartment finding, food distribution and Shelter Plus Care housing.

White Plains also coordinates chronic homeless planning and placement through participation on the Westchester Partnership's steering committee. Going forward, this is part of the obligation of Grace Church Community Center, Inc., as the agency funded with Continuum of Care funds targeted for White Plains. Grace Church Community Center, Inc. effectively operates the Open Arms Homeless Outreach and Case Management Program and provides a significant effort to address the issues of the chronically homeless. White Plains Places a **Medium** need on chronic homeless as there are no homeless left on the streets at night due to the important services provided by the Grace Church Community Center and the White Plains Department of Public Safety.

### **Describe the jurisdictions one-year goals and actions for reducing and ending homelessness.**

On April 10<sup>th</sup>, 2012 the Homeless Housing and Assistance Corporation (HHAC) of the NYS Office of Temporary and Disability Assistance (OTDA) announced the approval of \$5.77 million in funding for Grace Church Community Center's HHACP Application to purchase and renovate the Open Arms Men's Shelter in White Plains NY. The project will allow GCCC to purchase, renovate and reconfigure the Open Arms Men's Shelter with a \$5.77 million HHAP grant from OTDA, expanding the facility from 12,600 to 17,000 square feet. The funding will provide significant resources to improve facilities and services with substantial renovations and improvements during 2014-15. CDBG funds will assist in the rehabilitation of this facility in 2014-15.



The Open Arms Men's Shelter and Samaritan House Women's Shelter in White Plains provides 28,515 nights of shelter annually to 680 individuals, and is the hub of all homeless services to single men and women in the City of White Plains. These Transitional & Emergency Shelter Services have been provided through a contract with Westchester County Department of Social Services since 1989. This HHAP funding will enable GCCC Open Arms Men's Shelter to:

- consolidate its homeless outreach, emergency shelter, transitional shelter, and rehousing services,
- reduce its annual operating costs,
- bring the facility into compliance with ADA requirements and modern building codes,
- customize the facility to fit new service configurations,
- share services cost-effectively across programs, and
- Secure a stable base for homeless outreach and services in a conveniently located facility in the heart of downtown White Plains where GCCC has for 22 years built a strong base of support with the City of White Plains, service providers, the business community, and hundreds of White Plains' homeless adults including the chronically homeless.

#### **Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

The Grace Church Community Center Homeless Outreach and Case Management Team provides centralized case management services for chronically homeless men and women from the streets of White Plains as well as for residents of the Open Arms men's shelter and Samaritan House women's shelter. No other agency in White Plains provides services to the chronically homeless, vulnerable and hard to reach population. The Shelter and the Open Arms Homeless Outreach and Case Management Program will serve 680 individuals annually.

The Crisis Intervention Outreach Team is a collaboration of the White Plains Dept. of Public Safety and Westchester County Dept. of Community Mental Health and provides critical crisis services to the homeless including de-escalation, assessment, and referrals to ongoing services including transportation to facilities, if needed. For the past six years, the team has provided assessments and referrals to an average of 250 people annually and the team predicts it will serve an additional ten people in 2014-15. Within the total amount of persons served, an average of 87 people each year are street encounters with the homeless that conclude with referrals to appropriate services. Particularly telling is the rate of resisting arrest charges for the homeless which has ranged between one through four arrests over the past three years. This is a strong indicator of the success of the work of the Crisis Intervention Outreach Team with engagement, establishing trust, and successful connections with the appropriate, quality services for the homeless.

## **Addressing the emergency shelter and transitional housing needs of homeless persons**

White Plains has a substantial percentage of the County's transitional housing located in the City. With over 400 transitional beds, the City places No Such Need on this category. The City also places No Such Need on emergency housing for singles and families.

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

Social Service agencies, such as Grace Church Community Center Inc., Legal Services of the Hudson Valley, the Westchester Independent Living Center, and the Westchester Coalition for the Hungry and Homeless are funded through the Community Development Program to augment services funded through Federal, State and County agencies, to help with transitions to permanent housing. Additionally, the rehabilitated and improved Open Arms Men's Shelter has been redesigned to assist the chronically homeless with an opportunity to gain independent living skills and thereby reduce their return to the homeless shelter system.

White Plains also has a substantial number of supportive housing units located in the City and managed by various partners in the Westchester Partnership.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.**

During the 2014-15 reporting period, the City provides CDBG funding to the following agencies to address these needs: the Westchester Coalition for the Hungry and Homeless with \$4,500.00, the Legal Services of the Hudson Valley with \$7,500, and Grace Church Community Services with \$25,000. Together these agencies form a strong web of services for any City of White Plains resident that is at risk of becoming homeless.

The City of White Plains Youth Bureau provides a range of youth development services to the

entire community including the homeless. Services offered include a wide array of programs (50+) that address needs in the areas of youth employment, substance abuse prevention, educational enrichment, after school child care, youth violence prevention, arts, youth leadership and more. 80 homeless youth are served annually in various programs, including the Coachman Youth participants, mentioned below.

In addition, over the years, the Youth Bureau has maintained an active partnership with the White Plains Coachman Family Center provides youth with positive youth development programs and services in order to improve their success. Specifically, the activities provided include, but are not limited to:

- a. Neighborhood Services, offering youth a wide range of teen lounge programs including recreation, culturally enriching events and trips, counseling, computer instruction and mentoring;
- b. Substance abuse prevention and intervention services designed to provide youth with skills and tools to resist illicit substance use;
- c. Boxing and Fitness Programs;
- d. Youth Employment Services for youth 14 - 21 years of age;
- e. Saturday Drop In and Recreational programs designed to provide youth with a safe haven of fun and activity, building on the belief that Saturdays are important in helping youth develop into healthy productive members of our community.

Participation in each school year program is factored at \$2,000/youth per year. Participation in each summer program is factored at an average of \$600/youth per year. Participation in Summer Youth Employment averages \$2,100/youth per summer. The Youth Bureau has an average participation of 20 youth per year from the Coachman. The cost to the City for programs for the youth at the Coachman Family Center is approximately \$40,000 per year.

## **AP-75 Barriers to Affordable Housing**

### **Introduction**

A full evaluation of Barriers to Affordable Housing can be found in Chapter III of the 2010-14 Consolidated Plan. These barriers include: Lack of Vacant Land, High Cost of Land, Limited Availability of Funds, Limited Number of Section 8 Vouchers, Local Opposition, Limited Non-Profit Capacity, High Construction Cost Area, Limited State and Federal Resources, and Unfunded Federal Mandates. The following sets forth how the City proposes to address these barriers.

### **Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

A. Lack of Vacant Land. White Plains is highly developed, with little vacant or undeveloped land remaining and very little vacant City-owned land. To partially address the problem of limited land available for residential development, the City established zoning density bonuses to permit additional density and height in the downtown to encourage residential development.

B. High Cost of Land. The limited supply and high demand for land in White Plains results in higher land costs, particularly for undeveloped land. The City's program to require 6% or 10% of units in developments over 20 units to be affordable or provide a fee into an affordable housing fund to construct new affordable housing is helping to create affordable units in market rate housing projects or by using Affordable Housing Assistance Funds to write down land costs.

C. Limited Availability of Funds. Federal and State funds are limited, and there are four to five times more requests for funding than monies available. The biggest impact of lack of funds is on housing for extremely low and low income families, because the magnitude of the needed subsidy is so great. For this reason, the City created the Affordable Housing Assistance Fund, which is funded by developers of market rate housing who, on a case by case basis, may be approved to pay a fee-in-lieu of providing affordable units on site in a market rate project. With the funding paid into the AHAF, the City has been able to subsidize and enable the development of more affordable units than would have been required to be built on the market rate housing project sites.

D. Limited Number of Section 8 Vouchers. The City of White Plains continues to maintain very high lease up rates within the Section 8 Voucher Program, now administered by the White Plains Housing Authority. Section 8 funding currently limits the capacity of vouchers that can be issued to approximately 340 of the authorized 400 vouchers.

E. Local Opposition. Affordable housing remains a difficult concept to sell to existing residents in neighborhoods where there is already a significant amount of affordable housing. There is generally strong opposition to new projects over 10 to 15 units. The policy of the City has been to focus the development of new affordable housing in mixed income projects in the Core Area or carefully selected sites in high density areas around the Core Area and on City corridors.

F. Limited Non-Profit Capacity. There are very few not-for-profit agencies with the expertise and staffing to undertake new housing construction with the complexity and difficulty of obtaining funding. White Plains has been lucky to have affordable housing developed by qualified non-profit organizations. The City also works with for-profit developers of affordable housing projects.

G. High Construction Cost Area. Westchester County is a high construction cost area. Other than using its money from its Affordable Housing Assistance Fund to write down land costs, and working with affordable housing developers and construction unions to reduce construction labor costs, there is little the City can do to affect the cost of construction in this area.

H. Limited State and Federal resources. The greatest obstacle to provision of non-housing community development services has been the severe decline in Federal and State funds to finance these services.

I. Unfunded Federal mandates. As noted in Chapter I Section 3 and in Chapter III Objective 5-D and 5-F of the 2010-14 Consolidated Plan unfunded mandates draw local financial resources away from community development needs to pay for the mandates. A dramatic example of unfunded mandates is the \$4,000,000 the City must spend on its Dam rehabilitation project and the \$18,000,000 for the 12 MM Gallon steel storage reservoir tanks over the next five years. The City has no actions available to it to reduce the impact of Federal and State mandates on its annual budget and operations.

## **AP-85 Other Actions**

### **Actions planned to address obstacles to meeting underserved needs**

Limited State and Federal resources. As stated under Barriers to Affordable Housing in the 2010-14 Consolidated Plan, the greatest obstacle has been the severe decline in Federal and State funds to finance community development programs and services. The recent recession has hit all levels of government very hard, and as a result, many funding sources have reduced their funding availability. Due to the severity of the past recession and slow recovery, and the reduction in Local and State governments, it is anticipated that the level of funding available over the past 5 years will not be available during the 2010-14 Consolidated Plan five-year period. This is the case for the period covered by the 2014-15 Annual Action Plan.

Gaps in Delivery System. The critical weakness of the various institutions through which housing is developed and services provided is funding and staff. The many Federal and State programs are being substantially curtailed and/or funding eliminated. The state of the economy has drastically reduced the amount of corporate giving to either foundations or directly to nonprofit housing or service providers. The reductions in State and Federal revenue sharing, and the increase in State or Federal mandated expenditures to comply with State and Federal regulations and regulatory deadlines have placed a greater burden on the local taxpayers and have therefore limited the ability of local government to provide community service programs or develop housing initiatives.

### **Actions planned to foster and maintain affordable housing**

The City's plan to foster and maintain affordable housing will occur through continued support and funding of the CD Rehabilitation Program, Housing Code Enforcement, the Affordable Housing Assistance Program, Redevelopment of the Winbrook Public Housing site, and the NYS Senior Citizen Rent Increase Exemption Program. The City will also continue its requirement for development of affordable housing units in all applicable new multifamily housing projects.

### **Actions planned to reduce lead-based paint hazards**

The City's Community Development program has responded to the discontinuation of Westchester County's Lead Safe Program. The City will subcontract with an independent body for lead inspection as per HUD CDBG guidelines. The City will continue to work in close collaboration with the Westchester County Community Health Services and the Department of Health, Planning and Evaluation, which is responsible for the testing of children within the County (White Plains included) for lead based paint poisoning, and for the inspection of the

dwelling units of any reported cases.

A New York State law enacted on April 6, 1993 requires that all children from six months to six years be tested for lead based paint poisoning as part of their physical examinations. The Westchester County Department of Health and the White Plains Community Development Program established a cooperative program in 1993. The White Plains Community Development Office is notified if any owner or renter whose child tested positive has a dwelling unit containing lead based paint. The Community Development Program advises the property owner of lead based paint hazards and provides low interest loans and technical assistance to eligible owners for its removal.

The Community Development Office supplies all applicants for housing rehabilitation assistance with complete information regarding lead-based paint hazards. Eligible work to remove hazards includes replacement windows, aluminum capping of all trim, interior sheet-rocking of walls, encapsulation and replacement of cabinets, and related moldings and trim. Technical assistance is provided by the Community Development staff. Information on proper methods of removal is provided to contractors.

### **Actions planned to reduce the number of poverty-level families**

According to the 2000 Census, 832 families and 5,117 individuals had incomes that put them below the national poverty level. Of the 832 families, 422, or 50.8%, were single female-headed households. Of the 5,117 persons for whom poverty status was determined by the 2000 Census, 316 were five or under and 55.4% of those lived in single-parent female-headed households. Of the 669 children age 18 and under who live below the property level, 56.7% live in single-parent female-headed households. The majority of the families are on public assistance. The balance is primarily single person households, including the elderly on Social Security, and individuals on SSI, SSD, with periodic employment, or with no visible means of support.

The Anti-poverty Strategy of the City of White Plains is to continue to provide services targeted to extremely low income elderly, youth and families as described in this 2010-14 Consolidated Plan. The 2014-15 Annual Action continues to fund programs identified in the 2010-14 Consolidated Plan, with the City relying more heavily on local funds to replace major funding decreases from Federal and NY State sources.

### **Actions planned to develop institutional structure**

The 2010-14 Consolidated Plan is being implemented in 2014-15 through the same series of

City agencies and other governmental agencies, not-for-profit entities and private sector entities identified in the 2010-14 Consolidated Plan. The following section lists each of these organizations, and summarizes any actions that will be taken to further develop that institutional structure.

**1. Governmental Agencies**

- a. Mayor and Common Council
- b. Office of the Mayor
- c. Planning Department
- d. Senior Center - Continuing its program of providing counseling services to extremely low, low and moderate income residents on various Federal and State programs, including Social Security, SSI, SSD, and HEAP.
- e. Youth Bureau
- f. Recreation/Parks Dept.
- g. Public Works Department
- h. Public Safety Department
- i. Finance Department
- j. White Plains Housing Authority - The Housing Authority is working in close cooperation with the City on the redevelopment of the Winbrook Public Housing site and as partner in applications for Federal funding. Effective July 1, 2013, the White Plains Housing Authority assumed responsibility for the administration of the City's Section 8 program.
- k. Thomas H. Slater Center

**2. Not For Profit**

The City actively and regularly works with the various non-profit housing organizations including:

- a. Housing Advocacy Groups - Provide advocacy and support for affordable housing projects in the community.
  - \*SHORE
  - \*Community Housing Innovations, Inc.
  - \*Housing Action Council
  - \*Habitat for Humanity
- b. Housing Developers (D) and Managers (M): Several not-for-profit agencies manage assisted housing, special needs housing, and individual units occupied by extremely low, low or moderate income households, homeless individuals and families and persons with special needs.
  - \*Westchester Residential Opportunities, Inc. (M)
  - \*Community Housing Innovations, Inc. (D and M)
  - \*Westhab, Inc. (D and M)
  - \*Housing Action Council, Inc. (D and M)
  - \*Search for Change, Inc. (M)
  - \*Cerebral Palsy of Westchester, Inc. (M)
  - \*Rehabilitation Support Services, Inc. (M)



### **Actions planned to enhance coordination between public and private housing and social service agencies**

Coordination of services and coordination among service providers is very strong in White Plains. Although White Plains is a regional business center during the day with a downtown population of over 200,000, it is still a relatively small City with a resident population of approximately 57,000. Because it is a regional center and the county seat, it is the home of many social, medical and public service agencies and organizations, including many County government offices. As a small City, there is a great deal of interaction between the various supportive service and housing agencies. The City of White Plains CD program staff is hosting roundtable conversations in 2014 among agencies serving similar populations in an effort to encourage even greater collaborative services and, thereby, improved outcomes for the people we serve.

Westchester County no longer operates the County-wide Section 8 Program. Regular meetings are held among the Section 8 Program Directors throughout the County. City Planning Department and County Planning Department staffs are in regular contact regarding programs and funding. Community Development staff work closely with the public service and City agencies which receive program funding through the CDBG Program. The same White Plains staff works with the staff at the homeless shelters and transitional housing sites. The emergency shelters and the Social Services Center for Homeless Persons operate under special permits from the Common Council. Many of the agencies providing services are City departments and agencies, or funded by the City or with CDBG funds. The mental health organizations working with the shelters also work with program staff.

The Senior Center staff coordinates services and Planning Department staffs coordinate locally funded housing assistance for the elderly. All work closely with the County Office for the Aging and NY State agencies providing services to the elderly.

Personal relationships exist between the staffs of the various service providers and housing provider agencies, such that contacts are made regularly to discuss individual clients, as well as broader problems. When it comes to the attention of the City from any of the provider agencies that a coordination problem has arisen, a meeting of the affected parties is convened to resolve the problem.

## **Community Development Citizen's Advisory Committee**

The City of White Plains has an active Community Development Citizen's Advisory Committee ("CDCAC") comprised of the following citizen members:

Chair Dennis Power  
Rosa Boone-Morgan  
Millie Castro  
Sidia Cortes  
June DeMarco  
Wade Hardy  
Mary Perri  
James Pierre  
Meghan Schoeffling  
Melissa Thompson



**CITY OF WHITE PLAINS  
Community Development Program**

*Planning Department • 70 Church Street • White Plains, NY 10601  
(914) 422-1300 • (914) 422-1301 Fax*

---

**THOMAS M. ROACH**  
MAYOR OF CITY OF WHITE PLAINS

**ELIZABETH A. CHETENY**  
COMMISSIONER OF PLANNING

**LINDA PUOPLO**  
DEPUTY COMMISSIONER

**PUBLIC HEARING FOR COMMUNITY DEVELOPMENT FUNDING REQUESTS, PAST  
PERFORMANCE REVIEW, and ANNUAL ACTION PLAN DEVELOPMENT**

for

**THE CITY OF WHITE PLAINS COMMUNITY DEVELOPMENT  
COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM, 2014-15**

on

**APRIL 1st, 2014**

at

**THE WHITE PLAINS CITY HALL  
255 MAIN ST, 2<sup>ND</sup> FLOOR, COUNCIL CHAMBERS  
WHITE PLAINS, NY 10601**

**ATTENDEES:**

City of White Plains Planning and Community Development Department: *Elizabeth Cheteny, Commissioner; Linda Puoplo, Deputy Commissioner; and Grace Medina, Community Development Assistant.*

Community Development Citizens Advisory Committee (CDCAC): *Dennis Power, Chair; Millie Castro; Wade Hardy; Rosa Boone-Morgan; June DeMarco; Mary Perri; Melissa Thompson; Meghan Schoeffling.*

**Dennis Power, Chair of the CDCAC called the hearing to order at 7:07pm.**

- Introductions were made of the Planning and Community Development staff and the CDCAC Members.
- Deputy Commissioner Puoplo presented a presentation including the steps of preparation for the 2014 Annual Action Plan. (presentation attached)
- Chair Power reviewed the structure for comments and encouraged input from the public for the development of the 2014-15 Annual Action Plan.

• The following organizations presented their grant requests in front of the Community Development Citizens' Advisory Committee in response to their applications for funding in the Grant year of 2014-15:

- |  |                                    |
|--|------------------------------------|
| 1. Westchester Coalition for Hungry and Homeless           | Jeanne Blum                        |
| 2. Passage to Excellence                                   | Patti Wade Dozier                  |
| 3. El Centro Hispano                                       | Judy Aucar                         |
| 4. Grace Church Community Center                           | Emily Gallagher                    |
| 5. Hudson Valley Pet Food Pantry                           | Kathy Ferri                        |
| 6. City of White Plains – Youth Bureau                     | Raymond Tribble and Martin Rudow   |
| 7. Ecumenical Food Pantry                                  | Lorraine Buonocunto                |
| 8. Westchester Residential Opportunities                   | Geoffrey Anderson                  |
| 9. Arts Westchester:                                       | Joanne Morgelli                    |
| 10. Westchester Jewish Community Services                  | Paula Santa-Donato                 |
| 11. City of White Plains – Recreation and Parks Department | Sia Tofano                         |
| 12. Meals on Wheels  | Sara Basson                        |
| 13. Westchester Independent Living Center                  | Lisa Tarricone                     |
| 14. YWCA   | Maria Imperial                     |
| 15. Legal Services of Hudson Valley                        | Melinda Bellus, attorney in charge |
| 16. Thomas Slater Center                                   | Hurvey Bradshaw                    |
| 17. Kids Express with Youth Bureau                         | Martin Rudow and Nivea Viera       |

#### **Grant Presentations:**

**Agency:** Westchester Coalition for the Hungry and Homeless  
**Program:** Eviction Prevention  
**Speaker:** Jeanne Blum  
**Funding Request:** \$10,000

Ms. Blum thanked the Committee for continued support. The Coalition has been in White Plains for 26 years. The mission of the Coalition is to assist the underserved population with eviction prevention. People have basic rights to live in their homes and apartments. Many organizations have lost a lot of funds within the Federal, State and local governments. This service is clearly needed. WCHH, through the Community Development Block Grant funding, will administer and facilitate diverse housing services for 98 individuals (advocating, mediation, counseling and rental arrears payments) to City of White Plains residents over the course of several funding periods. As a provider of housing services, we are faced with a large pool of underserved and underrepresented clients who have been overwhelmed with housing insecurity. WCHH is confident that with the appropriate amount of funding and client interventions, stabilization of these households is possible.

---

**Agency:** Passage to Excellence Corporation  
**Program:** Summer Enrichment Program  
**Speaker:** Patty Wade Dozier  
**Funding Request:** \$23,750

Ms. Dozier thanked the Committee for previous years funding. The organization's mission is to provide educational services and resources to meet the social, economic and educational needs of extremely low and low/moderate income households in White Plains. The Passage to Excellence is a five-week summer enrichment program for 24 children who reside in the Winbrook Public Housing community between the ages of 6 and 12 in 1<sup>st</sup> through 6<sup>th</sup> grade will work with 4 full time staff members including an experienced musician to provide enrichment to those underserved and low achievers who traditionally academically suffer loss during the summer. Compared to other summer academic programs, this program offers individualized enrichment and instruction to promote personal development. The program is organized and structured with an academic intervention that meets the need of under-performing students. The program has had major success and benefit to the community. We have served over 200 children in the past 6 years and often parents have reported their children doing better in the following school year as a result of the academic intervention provided by Passage to Excellence. As the Winbrook Housing construction is entering the Phase 1 of the new housing complex, it is of particular concern for the upcoming summer to not further compromise accessibility to surrounding resources for the children. In collaboration with the Youth Bureau and the Parks and recs departments, we serve the children of our community whose parents of not have access to such programs. They expect to continue this close collaboration in the future

---

**Agency:** El Centro Hispano  
**Program:** Comprehensive Services  
**Speaker:** Judith Aucar  
**Funding Request:** \$30,000

Ms. Aucar thanked the Committee for all past funding years. El Centro Hispano offers comprehensive services focused on changing the lives of Hispanic youth, adults and senior citizens of White Plains within the low to moderate and very low income guidelines. The agency has a threefold approach that includes educational programs, technology classes and services, outreach, counseling and empowerment support. Next year we will begin a new mentoring/tutorial program for male Hispanic students at the Middle School. The Latino population in White Plains comprises almost 1/3 of the city's population, 29% according to the 2010 Census Data. A significant part of that population, almost 17,000 individuals are families with incomes at or below the 80% of the median income level identified in the Consolidated Plan. Last year the center served over 1,000 residents and the center plans to serve as many as 900-1000 in the next year.

---

**Agency:** Grace Church Community Center  
**Program:** Open Arms Homeless Outreach/Case Management Team  
**Speaker:** Emily Gallagher  
**Funding Request:** \$35,422

Ms. Gallagher explained that Grace Church is the only organization in White Plains that serves the chronically homeless population. The management team strives to place homeless individuals into

permanent housing and re-connect them with their families, refer them to mental health and substance abuse treatment programs and assist them in obtain missing information that will make them eligible for Department of Social Services (DSS) services. The team will continue to provide ongoing case management for individuals after they have been place in permanent housing to ensure that their transition is successful and that they do not become homeless again.

The program staff is in close contact with the White Plains Police Department to monitor the homeless population. WPPD refers homeless men to the Open Arms Shelter, as a collaborative effort to support the community's' needs. In 2013, 933 men and women were assisted and it is expected that next year that number would increase to almost 1,000. The funding is needed to increase staff for case management from 5.3 to 6.0 full-time staff for 2014.

---

**Agency:** Hudson Valley Pet Food Pantry  
**Program:** Help Feed Our Pets  
**Speaker:** Susan Katz, President  
**Funding Request:** \$18,000

Ms. Katz began by thanking the committee for allowing her to present her grant application. The Hudson Valley Pet Food Pantry of an all-volunteer non-profit organization in White Plains. The goal of the organization is to keep pets at home with their families rather than surrender them to shelters or become abandoned by their owners who are suffering from financial hardships. Their mission is to provide pet food assistance to economically challenged residents of the Hudson Valley of New York. This includes senior citizens, disabled persons, veterans, and those who have lost their jobs and those living on fixed-incomes. During 2013, the center served 52 families living in White Plains. The total served in the Hudson Valley was 281 persons. Applicants must meet income eligibility limits in order to receive food and 100% of them are low to moderate income residents.

*Q: Do you receive funding or are you in collaboration with pet supply agencies?*

A: We have gotten donations from Petco Foundation, On-Shore Foundation and other private contributors, but it is not enough. The need for food for residents' pets is beyond our capacity and I am very to be here to try and gain the extra funding needed to serve more of White Plains residents.

---

**Agency:** White Plains Youth Bureau  
**Program:** Bits and Pieces and After School Connection  
**Speaker:** Raymond Tribble and Martin Rudow  
**Funding Request:** \$35,000

Mr. Tribble thanked the Committee for the continued support over the years. He briefly explained the program that has been in White Plains for 30 years.

Bits and Pieces tutorial camp provides a six week summer day camp for White Plains children entering first through fifth grades. The camp helps children stay on track with their academic skill by offering modules in English, math, science and technology. Swimming instruction, field trips and art activities are also offered. The camp operates out of Church Street Elementary School located at 295 Church Street. In the next year we will use the CDBG funding to provide 43 day camp scholarships. Certified teachers are hired for the tutorial part of the camp. The After School program serves children from kindergarten through 8<sup>th</sup> grade at seven school locations and two community centers in the city. The program serves about 400 children each school year with a wide range of learning opportunities that include all the same options as Bits and Pieces. The goal of this program is to provide a safe, enriching after school environment where working parents can feel comfortable leaving there children. Through scholarships, the programs aims to ensure that every family that needs or can benefit from the program is able to participate and that low family income does not keep any child or family from accessing the important benefits that a quality after school program provides. In the next year we will use the CDBG funding to

provide 10/10 month scholarships.

---

**Agency:** Ecumenical Emergency Food Pantry  
**Program:** Food Pantry  
**Speaker:** Lorraine Buonocunto  
**Funding Request:** \$25,000

The Food Panty has grown over the last 35 years to serve over 700 families in the White Plains area. We provide food for people to take home and cook for themselves and their families. We continue to address the needs of everyone who needs help to eat healthy meals three times a day. Each bag distributed contains all the ingredients needed for a complete meal. The agency believes that when children and families eat together they grow together and so children can do better at school. The population served is residents of White Plains who are unable to afford begin healthy and nutritious food for their families and themselves. Many of our clients are elderly who live on very low incomes, single parent families, the underemployed an unemployed, those sick and homebound and disabled people as well. We look to increase funding so that we may be able to provide food for those in need more than the twice a month service provided now for the over 65 senior citizen population to three times a month. All the activities are run by volunteers and the distribution center is located at the Slater Center and 100% of our clients are low to moderate income White Plains residents. The organization expects to serve at least 720 families if not more.

*Q: Where do you work out of?*

A: We are located at the Thomas Slater Center and many of the families we serve are from the Wlnbrook Houses.

*Q: Do you collaborate with other agencies in White Plains?*

A: The agency has worked with SHORE, Open Arms, My Sister's Place, The Coachman Family Shelter and many others.

---

**Agency:** Westchester Residential Opportunities  
**Program:** Asset Building Program  
**Speaker:** Geoffrey Anderson  
**Funding Request:** \$15,000 for each program

Mr. Anderson stated that Westchester Residential Opportunities (WRO) has been in White Plains since 1968 and is a HUD certified housing counseling agency. The funding provided will provide free services to between 60 - 80 residents of White Plains. Mr. Anderson stated that Westchester Residential Opportunities (WRO) seeks to expand its current Housing Counseling Program to provide fair housing advocacy and education, apartment search assistance, eviction prevention, mortgage foreclosure prevention education, tax foreclosure counseling, reverse mortgage counseling, resolving tenant issues with landlords and general budget counseling for the general low income population. The Consolidated Plan identified 1,720 renters and 1,700 homeowners as being cost burdened. That means that these households are using more than 30% of their income towards housing costs. Eviction prevention programs are necessary because vacancy rates continue to be low and the cost of replacement housing increases every year. There is a broad array of situation in White Plains that substantiates our free programs.

---

**Agency:** Art Westchester  
**Program:** Summer Photography Program  
**Speaker:** Joanne Mongelli  
**Funding Request:** \$5,700

Arts Westchester serves residents through providing cultural programs to the community. Also our comprehensive marketing program keeps residents and visitors to the city informed about cultural activities in Westchester. The organization also provides direct service to individuals through the residency artist residency programs. This brings teaching artists into local school, day care centers, shelters, mental health facilities, after school programs and other human service agencies. In 1998 the organization purchased the historic building on Mamaroneck Avenue to enhance accessibility and to reinforce its presence in White Plains. The proposed project is in collaboration with the White Plains Housing Authority and the beneficiary of the service will be residents of Winbrook Houses. The funding requested will run a summer photography project with fourth-sixth graders and is designed to engage kids in challenging, creative activities during the late summer when many of the City's programs are winding down. Writing is an integral part of the project. Participants will interview their photography subjects and prepare an artist statement describing their work as well.

*Q: Is this still photography or are you offering studio photography?*

A: This is a still photography class as they will be using people they know as their subjects. Portraits if you like.

*Q: Are the teachers real photographers and what sort of time will they have with them?*

A: Yes. The teachers are professional photographers who have participated in school programs before and they participants get 10-sessions with them. The teacher will seem them to the end of their project and they will also participate in a gallery presenting their work.

---

**Agency:** Westchester Jewish Community Services - WJCS

**Program:** Young People Achieve

**Speaker:** Paula Santo-Donato

**Funding Request:** \$30,000

WJCS is a school and community based program fostering positive youth development by engaging youth to make healthy choices throughout their high school and education and realize their potential to becoming competent responsible, caring adults. Offers expanding opportunities through the Latino peer program, healthy decision making and pregnancy prevention outreach and supporting pregnant teens to complete their HS education and avoid secondary pregnancies and move on to financial self-sufficiency. The programs provide a continuity of the emotional needs of teens to ensure the best possible physical and emotional outcomes for them and their babies. Individual and family counseling, support groups, case management, community partners and resources, home visits, child development are a few of the services provided. Focus is also placed on substance abuse prevention and teen pregnancy prevention. In 2013 the graduation rate was 100%, the average for pregnant teens is 40%. The Latino peer program provides support groups and peer to peer training. In turn they provide bilingual education to families in the community and to students in English as a Second Language (ESL) and health classes at White Plains HS. In 2013, 73 pregnant and parenting teens were seen at all sites and 17 were from White Plains. A letter from a successful teen who received teen pregnancy support was shared with the members.

*Q: Would this funding be used to augment your funding or enable to expand.*

A: *It would augment our funding.*

---

**Agency:** White Plains Recreation and Parks Department

**Program:** Summer Camp Scholarships and Recreation for Persons with Differing Abilities

**Speaker:** Sia Tofano



**Funding Request:      \$26,000**

Ms. Tofano thanked the committee for the years of support and for the opportunity to report on both the Summer Day Camp Program recs and parks and the Differing Abilities Camp . The funding received from CDBG provides services for two populations in need within the City of White Plains. This project offers children, from moderate to low income families, the opportunity to attend camp at an affordable rate. Summer camp also provides children with differing abilities the staffing support needed for them to attend a full day summer camp program within their own community. Funding provided by the Community Development Block Grant will support the mission of the City of White Plains Recreation and Parks Department. Camp Scholarships are granted to children of moderate to low income families, and is also exclusive to residents of the City of White Plains. All clients are evaluated based upon household income of low, very low, or extremely low income, and must meet the current HUD guidelines. The age of the clients receiving direct service from this program are children between kindergarten and ninth grade. Those clients we serve represent the many ethnic groups who live in the City of White Plains. For the 2014-15 camp season we project those 102 children will benefit from funding (92 scholarship campers and 10 children with differing abilities). The summer camp program curriculum includes swimming, athletic activities, arts and crafts, music and drama, as well as trips to many local entertainment and cultural venues. The special needs campers participate in all activities as their non-disabled peers. The program also provides early arrival and extended services for working parents and busing. The need for the project is to provide scholarships for families that are low to very low income status and also to have affordable rates.

Differing Abilities Program the funding supports staff to have one on one support for the campers. The target population is from kindergarten to – 9<sup>th</sup> grades. All children are White Plains residents, HUD guidelines and plan on servicing 10 youths depending on staffing. The Differing Abilities population refers to children who have a developmental disability and is exclusive to residents of the City of White Plains. All clients are evaluated and accepted in the program based upon New York State Office regulations. The age of the clients receiving direct services from this program are children between kindergarten and ninth grade. The clients we serve represent the many ethnic groups who live in the City of White Plains. For 2014-15 camp season we project that 10 youth with differing abilities will take advantage of the Inclusion Day Camp service.

*Q:      You projected about 102 kids, the year before it was 122, but you actually only assisted 68. How do you explain that?*

*A:      These are 3 different sessions, three (2) week sessions and that how it is counted.*

*Q:      The Differing Abilities Programs, are you basically integrating the youngsters into the regular programs and utilizing the additional staff to help to them navigate it?*

*A:      Exactly. The additional staff shadows the children so that they have the added support to integrate into the activities successfully.*

*Q:      How do the different program for the youth, Stem, our program, photography program, summer literacy, etc, what is the universe of students who need assistance and how do these programs all layer on top of that?*

*A:      They are all unique in their own way.*

*Q:      Can students be able to participate in many programs at the same time?*

*A:      It would be difficult to do all the programs*

Comm Cheteny commented that it would be interesting to compare all the summer programs in the City and find out where there may be overlap of services or what might be missing.

---

**Agency:                      Meals on Wheels, Inc.**  
**Program:                     Meals on Wheels Home Food Delivery**

**Speaker:** Sara Basson  
**Funding Request:** \$40,000

Sara introduced herself to the committee and thanked all for the opportunity to speak. Meals on Wheels serves a population that ranges from poor to extremely poor, in addition to those who are elderly, sick and/or alone. Every meal is subsidized and the actual cost of per person is \$16 per day for two meals. The highest fee charged is \$9, so \$7 is subsidized. Funding cutbacks, the impact of managed health care and the high housing costs of White Plains mean that the agency will continue to serve a large number of clients with no alternative to proper nutrition. It is expected that the agency will serve between 150 to 200 individuals in the next grant year. The funding requested will provide the monies needed to provide the subsidies for meals, assist in maintaining a full-time Executive Director, and to provide the materials needed to label meals correctly, providing documentation for record keeping, purchase a new electric oven to keep food hot, and replace chests used to deliver the meals.

Q: Where is the location where it is distributed from?

A: *White Plains High School is the site location and the main office has moved closer to the high school.*

---

**Agency:** Westchester Independent Living Center  
**Program:** Project Access  
**Speaker:** Lisa Tarricone  
**Funding Request:** \$20,923

WILC is a community-based resource, advocacy, and training center dedicated to improving the quality of life for people with disabilities. WILC has been providing services, since 1981, to people of all ages with all types of disabilities in Westchester County and the Lower Hudson Valley Region. WILC works within the community to provide Education, Disability Awareness, and Advocacy for the Removal of Barriers. One of the major issues for housing is the need for affordable, accessible and safe housing. There is a lack of information on accessible housing and the inability to manage finances and to search and find accessible housing. Project Access has created a registry of 28 buildings for areas of need of accessibility. Adequate accessibilities or no access which will become part of the database, will be published on the website, and shared with social networks. We want to create a database of all accessible buildings in White Plains and the funding will augment the existing registry to add 20 more buildings of 4 or more units and rate them for access and affordability. We are also doing informational workshops for financial empowerment, information on the database and how to maneuver the database to find housing and how to access other resources. Outreach to affiliate with other not for profits in White Plains is being pursued to tap their research of persons with disabilities and to study the information of the database. A total of 40 individuals will be served in the coming year.

Q: Other agencies have done similar work, how is this different from their?.

A: *Other programs and not as concise in the information that is in Project Access. This database is for community use as well and will constantly be updated and added to.'*

Q: What is new in your program?

A: *The outreach portion of the project is new.*

Dennis: In order to look for housing that meets the needs of people of varying needs you have to know where to look, now with WILC doing Project Access and continuing to expand the whole, how long has the City gone without the services for this population. The work done so far is significant to date.

Comm Cheteny: Transportation is also a need that should be addressed in the future. It might be an area where other not for profits can get together, maybe you can have van sharing to transport with scheduling.

Tarricone: We do address accessibility to not only housing, but also for buildings near bus stops and other transportation zones that would give access to people with needs.

---

**Agency:** YWCA  
**Program:** GEMS Program  
**Speaker:** Maria Imperial  
**Funding Request:** \$15,000

For over 40 years the GEMS program and inspired beautiful girls to be bold and better than the day before. The girls are cultivated to be true GEMS. There are 5 pillars of the program academic achievement, health and wellness college and careers, including STEM, (*agreed with Comm on meeting with other educational programs since STEM is focused on in other programs*) leadership and community service, and cultural and pride enrichment. Last year we asked for a grant to enhance the GEMS program and one thing that troubled me from being at the YWCA which is a beautiful building with a beautiful pool, is that a number of our girls in the GEMS program never learned to swim, so this program works with girls from kindergarten through HS and has now expanded into college and even after college – hopefully we can provide career assistance when they graduate from college. We are successful in that we have 100% graduation rate, with 60% of those girls on the honor roll and we also have no teen pregnancy. The reason I think we have no teen pregnancy is because we keep girls busy all day and we work with them from k to high school and the Y is another home and another family looking out for their best interest.

Last year we put the money towards teaching girls how to swim and lifeguard training and now three of them are on the mini-swim team. In terms of our mission we addressed disparities and GEMS was much needed because of the academic achievement gap, but according to USA swimming 70% of AA children and 60% of Hispanic children can't swim. According to the census for disease control, African American between 5-13 is 3x more likely to drown than white children in the same age group, so this truly a disparity. This year we are applying in addition to for money for swimming and lifeguard training, we are also like for scholarship for camps and we have two camps, Camp Funkisk an 8-week program and we are collaborating with Pace and the WP Youth Bureau to develop a special STEM camp at Pace. We would also like to provide scholarships for the girls to attend the STEM summer camp.

Q: It appears that there are several STEM programs being introduced today. Have you thought of collaborating with the other programs?

A: *The YWCA collaborates with the City's Youth Bureau and the White Plains High School throughout the year in STEM, but this is a new program that is being considered with Pace University because we feel that there is a need for girls especially to strengthen their academic STEM skillset for the future.*

---

**Agency:** Legal Services of the Hudson Valley  
**Program:** Eviction Prevention for the Elderly  
**Speaker:** Maria Bellis  
**Funding Request:** \$20,000

Maria Bellis thanked the committee for allowing her to present. Approximately 40% of extra-elderly and elderly renters in White Plains experience some form of housing problem. If funded, this proposal provides 25% of a Full Time Equivalent ("FTE") Staff Attorney to focus on housing assistance and representation to low and extremely low-income elderly and extra-elderly White Plains renters.

We project delaying and or preventing eviction in 85% of these cases. The senior's housing legal issues result from common barriers. They can be resolved by advocacy such that the client (1) has assistance paying rent timely, has assistance cleaning an apartment that the client is too frail to clean, meets requirements to obtain or retain senior housing, and obtains appropriate modifications are made to make the premises accessible. A housing crisis many times is the portal through which an elderly client becomes aware of and accesses the full range of civil legal services provided by our Elder Law Project and will be appropriately referred within LSHV, which approaches legal services holistically to stabilize the senior household and address other legal issues. Its' also pointed out that the elderly and frail elderly who were not experiencing housing problems are residents of subsidized and assisted rental housing.

It is quite clear that for all these seniors there is an absolute necessity so that they retain their current housing because if they lose that housing it would be a challenge to find new housing which they could afford here in White Plains. This is really where LSHV comes in our attorneys are devoted to making sure that seniors of low to moderate incomes are able to remain in their homes. Our services are urgently needed and unfortunately the demand for our services is sometimes exceed our resources. So far the funding has allowed LSHV to handle 3 out of our anticipated 12 cases and expect to meet or exceed 12 cases going forward. We are asking for more to do more. There is a great need for advocates to fight to seniors and their housing. Many landlords will stop at nothing to evict a tenant. The elderly tenant can be brought to court under the guise of hoarding, illegal additional tenants or no longer being able to care for their selves. Sometimes there is truth to the allegation sometimes they are completely fabricated. But with the assistance of LSHV we can help seniors assert their right and when that is when landlords usually withdraw. If there is a need for it we are able to assist senior to retain services for housekeeping and home healthcare after we stabilize housing, it does not end there the attorneys take a holistic approach, with every client they make sure that they have every service that is needed for a good quality of life, whether it be food stamp issues, consumer issues or attaining the services of an aide. When the client is unable to travel we do provide home visits as well. LSHV is the only organization in Westchester County providing comprehensive, high quality civil legal services to low income residents since 1967. Some success stories were shared about the client's experiences.

Q: What is your track record from last year?

A: *We opened 441 cases in the county and half of those were evictions and 90% were saved, but I do not have White Plains only figures with me.*

---

<b>Agency:</b>	<b>Thomas H. Slater Center</b>
<b>Program:</b>	<b>Counseling and Referral</b>
<b>Speaker:</b>	<b>Hurvy Bradshaw and Judeson Saintail</b>
<b>Funding Request:</b>	<b>\$25,000</b>

The Thomas H. Slater Center (the Slater Center) is a community agency providing leadership development and mobilizing targeted populations. Through a diverse group programs and services, the Slater Center has enabled thousands of youth, individuals and families to gain knowledge, access resources that promote self-sufficiency and develop life strategies that improved their quality of life. The Slater Center currently serves 3,000 people per year.

The Slater Center's Counseling and Referral Project provides critical, turn-key counseling, case management and referral services to individuals and families residing in White Plains. Counseling services are provided at the Slater Center, and clients will be referred to other agencies, organizations and service providers throughout White Plains that specialize in any of the myriad of services that will address the presenting issues of the clients that are not provided directly by the Slater Center. While this project will serve the community at large, we will also target the underserved Haitian population with direct services, referral and advocacy. There are far too many White Plains individuals and families

struggling to keep their homes and residences, provide adequate food and clothing for their children, remain unemployed, lack financial planning and budgeting skills. The need is for counseling and referral services which help these individuals to: maintain their residences, find and secure affordable housing, and to develop the skills to become less dependent on social services and welfare. As the Haitian population in Westchester continues to grow, particularly in White Plains, it continues to be evident that the Haitian Resource Center (HRC) is the only program of its kind in the area. The Slater Center is addressing their growing and evolving needs regarding language barriers, immigration, document translation, cultural enrichment, personal development, housing, crisis intervention, navigating the school district, social services, job-readiness and placement opportunities, recreation and arts, youth services and educational support, to name a few. The Haitian Resource Center stands as a beacon of direction, empowerment, advocacy, development, and a safe haven.

The Proposed Project will target individuals primarily residing in the Winbrook Housing Authority Public Housing, and will include individuals residing in surrounding areas throughout White Plains, NY. The Slater Center proposes to serve 250 individuals, 100 are of African-American descent, 100 Haitians and 50 Hispanic/Latino descent. 60% of this targeted population that will benefit from the Project are from female-headed households. It is further projected that some of these adults may be homeless, elderly persons 62 years of age or older, and may be disabled and/or illiterate. All Project clients reside in housing with incomes at or below the poverty index level as evidenced by eligibility for Section 8 Housing, free and/or reduce meals for their children at White Plains public schools, and other low-income indices (unemployment, etc.).

No comment from the Committee.

---

<b>Agency:</b>	<b>Kids X-press in collaboration with Youth Bureau</b>
<b>Program:</b>	<b>STEM Writing Project</b>
<b>Speaker:</b>	<b>Martin Rudow and Nivia Viera</b>
<b>Funding Request:</b>	<b>\$7,547</b>

The STEM writing project, is a collaboration between the White Plains Youth Bureau and Kids, X-Press. It will provide two intensive six-session writing workshops for twenty upper elementary age children from low income families, who attend Youth Bureau after school programs. The writing programs will focus on STEM (science, technology, engineering and math) themes and are intended to stimulate the children's curiosity, interest and exploration of these fields which can play a vital role in their developing viable career pathways in the future. Each of the workshops will produce a magazine of the children's writing and art work.

Children from low income families often struggle to succeed academically and in many instances do not have access to the resources they need to help them. Kids X-Press is committed to enhancing the language and writing skills of all children, including those from under-resourced communities. The Kids X-Press literacy program helps children develop an appreciation for reading and writing through a unique self-expression curriculum. It improves self-confidence, develops teamwork and other characteristics such as cooperation, patience and critical thinking through the creation of the magazine. Kids X-Press projects link literacy with public interest topics including health, energy, science, technology and the environment so that our students and their families can benefit.

This project will focus on developing within our students a lively interest in science, technology, engineering and mathematics (STEM), so important to the next generation of individuals in the American workplace. Students will be encouraged to use different writing genres to express themselves. Topics within STEM will include careers, inventions/inventors, games, creative thinking, innovation and more.

**Q:** It seems as if there are several programs that are focusing on STEM. Do you believe that there

will be some over-lapping with the other agencies?

*A: That is a good questions and I am not aware of any overlapping. It does seem though that the other programs run simultaneously and it would not be possible for students to double up.*

---

**Agency:** White Plains Community Action Program  
**Program:** Safety Net Emergency Food Pantry  
**Funding Request:** \$3,000

The agency did not present their application.

---

**Agency:** Family Ties of Westchester  
**Program:** The White Plains Resource Project  
**Funding Request:** \$30,000

The agency did not present their application.

### **Post Presentation Comments:**

The committee expressed that this was the most well attended public hearing they have ever seen. Deputy Commissioner Linda Puoplo stated that the reason for the increased attendance was because this presentation is mandatory to their grant application. Also, grant workshops were provided to help grantees put together their applications.

There is some credibility for all the agencies to come together in a forum because there is a lot of duplication of services. Food pantries are a perfect example.

Transition from last year, Grouped the applications by focus to help you with your decision making. On the radar for this year as well is to post focus meetings to bring our funded agencies together to have some healthy collaborative discussions. It was also stressed strongly this year to see collaborative proposals. Tonight we saw one with Kids X-press and we want to see more in the future.

Another possible concept is that maybe some of the agencies can share building space to save rental costs.

Dennis Power thanked everyone for their assistance and committee and reminded everyone to review the grant applications prior to the group review on Wednesday, April 9<sup>th</sup>, 2014. Discussion of all funding will take place at the April 9<sup>th</sup>, 2014 meeting. The two groups that did not present will be addressed individually and the committee will be notified of their grant status.

The Public Hearing ended at 9:40 p.m.



**CITY OF WHITE PLAINS  
COMMUNITY DEVELOPMENT BLOCK GRANT  
PREP OF FISCAL YEAR 2014 ANNUAL ACTION PLAN  
PUBLIC HEARING**



**April 1, 2014  
7:00 pm  
City Hall, 2<sup>nd</sup> Floor  
255 Main Street  
White Plains, NY**



# CITY OF WHITE PLAINS PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN PUBLIC HEARING



## INTRODUCTIONS AND OVERVIEW

### 1. Introductions

City Officials

Committee members: Dennis Power, Chair

Rosa Boone-Morgan

Millie Castro

Sidia Cortes

June DeMarco

Wade Hardy

Mary Perri

James Pierre

Meghan Schoeffling

Melissa Thompson

### 2. Review meeting agenda

### 3. Public hearing

Ground rules

**CITY OF WHITE PLAINS  
PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN  
PUBLIC HEARING**



**MEETING AGENDA**

**Introductions and Meeting Overview**

*Dennis Power, Chairman of the Citizen's Advisory Committee*

**The Importance of Public Service Programs**

*Elizabeth Cheteney, Planning Commissioner*

**Community Development Program Summary Presentation**

*Linda Puoplo, Deputy Planning Commissioner*

**Public Hearing**

*Applicants and Members of the Public*

**Next Steps**

*Chairman Power*

# CITY OF WHITE PLAINS PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN PUBLIC HEARING



WELCOME



Building Community in White Plains

# CITY OF WHITE PLAINS PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN PUBLIC HEARING



## PROGRAM OVERVIEW

- ❑ Federal funding through U.S. Department of Housing and Urban Development
- ❑ Authorized under Title 1 of the Housing and Community Development Act of 1974
- ❑ Fiscal Year 2014-15 is Year 40



**CITY OF WHITE PLAINS  
PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN  
PUBLIC HEARING**



**NATIONAL OBJECTIVES**

- ☐ Enhance and Maintain Viable Communities by Providing Decent Affordable Housing, a Suitable Living Environment, and Expansion of Economic Opportunities.
- ☐ Primarily to Benefit Low and Moderate Income Households
- ☐ Prevent or Eliminate Slums and Blight

# CITY OF WHITE PLAINS PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN PUBLIC HEARING



## COMMUNITY DEVELOPMENT PROGRAM CURRENT STATUS:

### *NEIGHBORHOOD HOUSING REHABILITATION PROGRAM*

- ☐ One- and two-family (12 units/year)
- ☐ Multi-family (50 units/year)
- ☐ Housing for persons with special needs
- ☐ Community facilities that serve low/mod residents
- ☐ HOME SAFETY INITIATIVE: Smoke and Carbon Monoxide Detectors  
No cost to income eligible residents



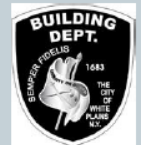
# CITY OF WHITE PLAINS PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN PUBLIC HEARING



## COMMUNITY DEVELOPMENT PROGRAM CURRENT STATUS:

### CODE ENFORCEMENT

- Create and maintain healthy and sustainable communities
- Linked to Neighborhood Housing Rehabilitation Program



### PUBLIC FACILITY REHAB AND IMPROVEMENTS

- Focus on local parks



### PUBLIC SERVICE PROGRAMS

- Current grantee reports during public hearing



**CITY OF WHITE PLAINS**  
**PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN**  
**PUBLIC HEARING**



**COMMUNITY DEVELOPMENT PROGRAM**  
**FY 2014 ACTION PLAN DEVELOPMENT**  
**SCHEDULE**

APPLICATION RELEASE DATE	2/14/14
APPLICATION DUE DATE	3/26/14
PUBLIC HEARING #1	4/01/14
PUBLIC 30-DAY PLAN REVIEW BEGINS	5/21/14
PUBLIC HEARING #2	6/18/14
COMMON COUNCIL VOTE ON ACTION PLAN	7/07/14
HUD SUBMISSION DEADLINE	7/15/14
START OF FY2014 PROGRAM YEAR	9/01/14
HUD FUNDING AWARD FY2014	\$809,912

**CITY OF WHITE PLAINS  
PREP OF CDBG PROGRAM FY<sub>2014</sub> ANNUAL ACTION PLAN  
PUBLIC HEARING**



**PUBLIC HEARING**

**WE WELCOME YOUR PRESENTATIONS AND COMMENTS!**

**CITY OF WHITE PLAINS  
PREP OF CDBG PROGRAM FY2014 ANNUAL ACTION PLAN  
PUBLIC HEARING**



**NEXT STEPS AND CLOSING WORDS**

**THANK YOU FOR YOUR PARTICIPATION!**



**CITY OF WHITE PLAINS**  
**Community Development Program**  
*Planning Department • 70 Church Street • White Plains, NY 10601*  
*(914) 422-1300 • (914) 422-1301 Fax*

---

**THOMAS M. ROACH**  
MAYOR OF CITY OF WHITE PLAINS

**ELIZABETH A. CHETENY**  
COMMISSIONER OF PLANNING

**LINDA PUOPLO**  
DEPUTY COMMISSIONER

**Community Development Citizens Advisory Committee**  
**2014-15 Annual Action Plan Budget Discussion**

**April 9, 2014**

**Minutes**

**Members Preset:** Chair Dennis Power, Millie Castro, Sidia Cortes, Wade Hardy, Mary Perri, Melissa Thompson, Meghan Schoeffling

**Members Absent:** Rosa Boone-Morgan, June DeMarco, James Pierre

**Staff:** Elizabeth Cheteny, Commissioner of Planning  
Linda Puoplo, Deputy Commissioner of Planning  
Grace Medina, Community Development Assistant

Chair Power called the meeting to order at 7:10 pm. He thanked the committee members again for their commitment of making the right decisions in the funding process. He stated that the presentations went very well at the public hearing on April 1st. Most of the applicants that received funding for many years presented their information in the same format. We received several new applicants and it was promising to see that the program is being opened up to other White Plains non-profits. The committee members were made aware that it would be wonderful to fund all of them, but that with a cut in funding for the year, we have to make the best decisions possible based on the National Objectives described herein. The following agencies were thoroughly discussed and each member understood the importance of making sure that past performance and new initiatives should also be considered when decisions are made:

#	Agency	Grant Funding Requested
1	El Centro Hispano	\$30,000.00
2	Slater Center	\$37,000.00
3	Legal Services of the H.V.	\$20,000.00

4	Coalition for the Hungry and Homeless	\$10,000.00
5	Westchester Residential Opportunities	\$25,000.00
6	Westchester Independent Living Center	\$18,402.40
7	Ecumenical Food Pantry	\$25,000.00
8	Meals on Wheels	\$40,000.00
9	White Plains Comm. Action Program	\$3,000.00
10	Grace Church Comm. Ctr	\$35,422.00
11	Passage to Excellence	\$23,750.00
12	Westchester Arts Council	\$5,700.00
13	Youth Bureau/Kids Xpress	\$7,547.00
14	Youth Bureau	\$35,000.00
15	Family Ties of Westchester	\$30,000.00
16	Westchester Jewish Comm Services	\$30,000.00
17	YWCA	\$15,000.00
18	Recreation & Parks	\$26,000.00
19	Hudson Valley Pet Food Pantry, Inc.	\$18,000.00

**National Objectives:**

1. Enhance and maintain viable communities by providing decent affordable housing, a suitable living environment and expansion of economic opportunities
2. Primarily to benefit low and moderate income households
3. Prevent or eliminate Slums and Blight

**Member Comments:**

The members discussed in depth all aspects of each applicant's submission. Chair Power led the discussion by presenting each application for all comments. Chair Power reminded members that changes to their funding decisions after hearing other comments were permissible.

The varying program factors, based on general services, housing, food, homeless, youth services, eviction, employment, recreation, and senior citizen services, to understand the impact funding decisions would have on each agency, were discussed.

Duplication of food pantry, education, and youth services: this issue has been addressed at previous meetings and it is understood that the collaborative effort within the agencies has been encouraged and will be continually suggested.

Confirmation was required in order to assure the members that the Hudson Valley Pet Food Pantry could not qualify because it does not meet the National Objectives noted above.

Only a few of the returning agencies had new programs and it was noted that in the grant workshops and all correspondence regarding the grant, returning applicants were encouraged to promote new services to demonstrate growth and change within their services.

The two agencies that did not present on April 1, 2014 were Family Ties and the White Plains Community Action Program. For these particular agencies, members were advised to base funding solely on their

application. Next year all applicants will need to present or be subject to a loss of funding consideration – no exceptions will be made.

**Closing:**

At the conclusion of the application funding review, all members handed in their revised funding recommendations. Deputy Commissioner Puoplo confirmed that she would alert all members when the draft Annual Action Plan is completed and also when a final decision was reached for funding, which would be after Common Council approval was obtained.

The City's Draft Annual Action Plan will be ready for review on May 21<sup>st</sup>, when the 30-day public review period will commence. Copies for public review will be distributed to: El Centro Hispano, Slater Center, Library, Planning Department and posted on the City of White Plains website. The next public hearing is June 18, 2014 on the proposed 2014-15 Draft Annual Action Plan, at which time public comments will be accepted and a draft budget will be announced.

Meeting adjourned at 9:15pm.

**CITY OF WHITE PLAINS**  
**Community Development Program**  
*Planning Department • 70 Church Street • White Plains, NY 10601*  
*(914) 422-1300 • (914) 422-1301 Fax*

---

**THOMAS M. ROACH**  
MAYOR OF CITY OF WHITE PLAINS

**ELIZABETH A. CHETENY**  
COMMISSIONER OF PLANNING

**LINDA PUOPLO**  
DEPUTY COMMISSIONER

**CDBG Public Hearing**  
**2014-15 Draft Annual Action Plan**

**June 18, 2014**

**Minutes**

Members Preset: Chair Dennis Power, Sidia Cortes, June DeMarco, James Pierre

Members Absent: Rosa Boone-Morgan, Millie Castro, Wade Hardy, Mary Perri, Meghan Schoeffling, Melissa Thompson

Staff: Linda Puoplo, Deputy Commissioner of Planning  
Grace Medina, Community Development Assistant

Chair Dennis Power welcomed guests and opened the meeting at 7:05 pm. He immediately initiated comments regarding the Draft Annual Action Plan.

Deputy Commissioner Linda Puoplo clarified that the Annual Action Plan being presented is the last action plan connected to the of 2010-15 Consolidated Plan, and not the final version of the current draft Annual Action Plan being reviewed and submitted. She explained that action plans are created annually, based on the 5-year Consolidated Plan. The plan up for review and approval is the final annual action plan of the 5-year Consolidated Plan that is current active. Once the Annual Action Plan is submitted, work will begin on the next 5 year Consolidated Plan.

The purpose of this evening's Public Hearing is to hear comments regarding the draft Annual Action Plan for the next Community Development fiscal year, which begins September 1, 2014 and continues through August 31, 2015. The draft Annual Action Plan has been available for 28 days so far, and there are still a couple days remaining to comply with the 30 day public review and comment period. Following the conclusion of the comment period, all comments will be incorporated into the final plan and then it will be submitted to the City of White Plains Common Council for their review. Afterwards, they will vote on that adoption at the July 2014 Common Council meeting.



Following the Common Council meeting the plan will be submitted to the Department of Housing and Urban Development for their review and approval. Usually, communication from HUD on the plan's approval comes in early fall. The draft Annual Action Plan has been available at several local community organizations sites and institutions, and also been posted on the City's website on two different pages of the website. Accommodations for printed hard copies have been made for anyone who has requested a copy.

The plan details the actions that will be taken in the coming year, to further implement the goals and objectives of the Consolidated Plan. A handout distributed for this evening is the proposed allocation of the total funding amount. This year's allocation of \$809,912, which is a reduction from the current year, is a continuing pattern of reduced funding from HUD, on an annual basis for the past several years. In addition to the \$809,912 that we receive as our annual allocation, we also allocate \$400,000 from our rehabilitation revolving fund for a total amount of resources of \$1,209,912 that is available. The \$400,000 rehabilitation revolving funds is received from loans and deferred liens that have been realized throughout the previous year on prior years – we are now entering our 40<sup>th</sup> year. HUD requires any Community Development Community Block Grant Program and Entitlement Community, must allocate a minimum of 70% of funds received and spent towards the support of low-to-moderate benefit, and the 70% of all funds have to directly benefit persons in the community of low to moderate income and this is monitored on an annual basis. From this year's budget, 72% is going towards that low-to-moderate benefit.

The biggest challenge in meeting that low/mod benefit is that the Community Development programs' administration costs are not included toward the benefit. Right off the top that changes the balance, especially since those costs increase while the funding allocations decrease, therefore, it makes it a challenging equation to work through. There are five Community Program Areas: Community Development Administration, Community Development Rehabilitation (this includes single and multi-family rehab and community facilities rehabilitation), Community Development Code Enforcement (to work in our target areas improving quality of life and health of the community and safe housing), Infrastructure and Public Facilities (funds for park improvement in target areas), and Public Services Programs.

This year the Public Services Programs went through an extensive application review and decision making process, more so than in previous years. All of the applicants are listed on this evening's handout as either funded or not funded. For those organizations that were not funded, decisions were based on a number of factors. One factor being the amount requested versus consideration of variables - like the amount of funding we had available and how the limited funding could make a meaningful and significant

impact based on requests that were received. Also, duplication of services or heavily funded areas were examined carefully and we also had to follow HUD guidelines for eligible and ineligible activities.

Chair Power opened the floor for public comment.

Public Comment Speaker 1: Reginald Bush, Executive Director of White Plains Community Action Program

Thank you for allowing me to speak this evening and one of the things that I want to mention about Westcop and what separates us from other agency food pantries is that our emergency food pantry service provides to the community here in White Plains, a different service than the others. Similarly, we serve those at or below the poverty line and that line is growing and ever-changing too. Our emergency food pantry is special because there is no such pantry in White Plains that is open all the time. The pantries that exist have specific days and times that people can come and get food, but anyone who qualifies can come any time when the office is open for food. Our pantry is open every day. We have found that this has had a significant impact for those who are in need of emergency food services. For people who live payday to payday or on social service benefits need assistance every day. For example, in the last 6 months we have serviced 27 households, 14 of single-parent headed households and 52 individuals with children under 16. The ethnicity snapshot is, 4 whites, 47 African Americans and 3 Hispanics. My point is that we are servicing a lot of people who are using our service as a safety net. We can always use more funding, but we are grateful for the funding we do get and for your consideration for more in future years. Thank you for any assistance you have offered us.

Public Comment Speaker 2: Geoffrey D. Smith, Esq

(Please see attached transcript submitted by Mr. Smith.)

Deputy Commissioner Linda Puoplo response to Mr. Smith

Thank you very much. Please submit your transcription to Grace Medina for addition to the draft Annual Action Plan. We are currently heading into our next five-year planning period and we are currently making decisions about how to go about that as a team. When I say team, I mean planning staff, city staff, our advisory committee, the public, community experts, and representation from everybody in the community. This is very important to us. This is what I consider the team that is going to be creating this next Consolidated Plan. As soon as this Annual Action Plan is submitted, we head into working on the Consolidated Plan for the next 5 years. We are eager to begin since we have an entirely new team in the Planning Department, the Community Development department, and reconstituted and many new members on our Advisory Committee.

We have decided to allocate a portion of our program administration funds for a consultant to help with the new Consolidated Plan. We are very committed to doing a comprehensive and thorough analysis; a community wide needs assessment, to come up with a plan that is appropriate and reflective of the current needs of White Plains today. The Request for Proposal for the consultant has been created and should be released within the next week. Mr. Smith, I would like to comment that your words and comments are greatly appreciated. As we begin this new venture, I look forward to your involvement in the process. I am sure you have lots to contribute that will be incredibly meaningful and impactful for the next 5-year plan that we are going to implement. Thank you for being here.

#### Final comments from CDCAC Members:

Noted by the Committee, was the surprisingly low attendance of agencies funded or not funded. Though this meeting was not mandatory, all applicants had received a letter informing them of the recommended level of funding and reminding them of the public hearing this evening. Deputy Puoplo reiterated that they were encouraged to participate, regardless of funding status. She mentioned that she has expressed regularly to all agencies that any time that you have an opportunity to be in front of persons that can influence your cause is an opportunity for agencies to thank the City for the recommended funding, comment about lack of funding, or just to talk about your programs' needs. This would help the visibility of the issues and provide a chance to talk about next year or share ideas.

#### **CLOSING STATEMENTS:**

Deputy Puoplo: I encourage participation from the Advisory Committee during the planning of the Consolidated Plan. Your participation and involvement is very important.

Chair Power: The committee will be alerted on the dates for Consolidated Plan planning opportunities, as we get closer to the planning period. In addition, there will be a monitoring calendar sent to the committee for agency observations. So far, we have conducted visits at El Centro and Westchester Independent Living Center. Grace Medina will be sending the calendar next week, please look out for the dates.

Affordable Housing Update from Deputy Puoplo: Seven units referred to in the Annual Action Plan are expected to be completed and available next year. Looking forward we expect many more units coming online. These 7 are in 3 different newly constructed buildings. All three are new construction from the same developer. These are part of the 10% set aside for affordable housing. The building on DeKalb has three 2-bedroom

units, the building on Waller has two 2-bedroom units and the last development is on N. Broadway (replacing the Elks Lodge) and that building is providing one 1-bedroom and one 2-bedrooms. We are in need of two bedroom units and units within the 60% AMI level. We are in dire need of housing for people who are at 60% AMI level, which is in the lower income of the affordable range. The problem with the term affordable housing is that people understand that to be low-income housing and it is not. So, we have a lot of people calling for low-income housing, who are struggling to meet their housing bills and find housing that they can afford with lower incomes, but the City of White Plains affordable housing program does not meet that need.

When the Affordable Housing program began, two models were included: 1) The developer could create units and a certain percentage of the units, 10% of the units had to be in the affordable housing range; or 2) developers were allowed to pay a fee-in-lieu, which was put into an Affordable Housing Trust Fund, and has been used over the years to support more Affordable Housing projects. Over the years, the Common Council has wanted the units committed in the building that was being built, and that was very important to the Council at that time. So for some time, there have been no contributions to the Affordable Housing Trust Fund, which is depleted and has limited the city's ability to support more development of affordable units. That matter is something that is currently being analyzed and looked into for discussion since both avenues are important.

Chair Power commented that the affordable housing units set aside are worth far more than money into the funds. Common practice became that the developer would go with the fee compared to the cost to develop a unit. Also, by eliminating where affordable housing is located, as units were kept in the buildings being built, was integrating and not segregating.

Deputy Puoplo concluded that Council made their decisions very carefully and it created a very good affordable housing stock for White Plains right now, but it shifted from the dual-option, but now that the Fund is depleted, it would be helpful to revisit the Affordable Housing Trust Fund as an alternate option to secure future Affordable Housing units. Now we need to analyze where we are now and what do we want to do with our practice and policies.

Chair Power adjourned at 7:55pm.

*Geoffrey D. Smith, Esq Transcript presented on June 18, 2014 at Public Hearing for Draft 2014-15 Annual Action Plan:*

**COMMENTS ADDRESSED TO THE PROPOSED COMMUNITY DEVELOPMENT  
BLOCK GRANT ACTION PLAN FOR 2014-2015**

**By**

**Geoffrey D. Smith, Esq. 20-A Midland Avenue  
White Plains, New York 10606 (914) 323-8945  
gdslaw@gmail.Com**

At the Hearing noticed and held on June 18, 2014, I appeared to provide comments addressed to the draft Action Plan with reference to the Consolidated Plan for 2010-2014. My comments were offered from my experience as a resident of the Fisher Hill Neighborhood for over 25

years, as the former Executive Director of White Plains Housing Services, Inc. serving the Fisher Hill and Battle Hill neighborhoods, a former Commissioner of the Westchester Housing Opportunity Commission during the administration of Andy Spano as County Executive, a member of the White Plains Affordable Housing Committee and as a practicing attorney and affordable and fair housing advocate. The following written comments are intended to affirm and supplement the oral testimony provided at the June 18, 2014 Hearing.

I have the following focused concerns relating to the 2014-2015 Action Plan and the Community Development Strategies set forth in the Consolidated Plan upon which the Action Plan is based:

**COMPREHENSIVE PLAN**

I strongly support the need for updating the Comprehensive Plan for the City of White Plains particularly as it relates to the need for affordable housing for various income groups among the residents of the City and the regional needs addressed by the Affordable Housing Allocation Plan developed by the Westchester County Housing Opportunities Commission.

1. Integrate the findings and analysis set forth in the Consolidated Plan more closely to the housing needs provisions of the Comprehensive Plan using the Plan's focus on particular CD areas, and take into account changes since the last revision of the Comprehensive Plan relating to economic, demographic and development factors affecting needs and available resources.
2. Analyze the affect of the economic downturn on communities in need of low and moderate-income housing and the challenges presented for relying on existing housing stock. Affordability options, and limitations arising from relying upon market forces alone to address the needs and hardships

suffered by budget constrained households.

3. Develop high priority strategy for addressing these needs and developing planning and zoning strategies that will more successfully harness market driven development to subsidize housing of the character and quality required.

#### White Plains Transcenter: Action Plan p.15

1. The Action Plan acknowledges the potential for economic development for this envisioned project, but does not focus on the effect on affordable housing along the Ferris Avenue corridor.
2. Given the potential, redevelopment should support significant improvement and replacement of affordable housing stock. Revisions to the Comprehensive Plan and area-wide environmental studies should precede review and consideration of any project proposal to avoid problems of segmentation.

#### Rehabilitation

1. Outreach for multifamily residential rehabilitation should include subsidized housing which may have financial constraints due to revenue limitation.
2. Rehabilitation is important to stop loss of affordable units to deterioration or conversion by higher income purchasers who may convert multi-unit residences to single family use.

#### Code Enforcement

Focus Code Enforcement directed to benefit low and moderate income households to more effectively address the problem of overcrowding and sub-standard housing conditions, including consideration of the following objectives:

1. Provide for higher monetary penalties for maintaining and promoting unsafe and unhealthful housing conditions and overcrowding of residences that exacerbate these risks;
2. Utilize stepped up fines and contempt remedies to sanction repeated violators who treat fines as a cost of doing business without improving legal housing standards;
3. Enforce against residences in which residents are not members of legitimate households and occupy units in rotating shifts;
4. Consider eligibility of HUD supervised, subsidized housing units for Code Enforcement inspection and eligibility for rehabilitation assistance to address building wide and unit specific deficiencies.

Include federally subsidized projects in code enforcement. HUD program and administrative reviews are not the equivalent of enforcement of specific code standards applicable throughout the City. Depending on management practices, not all units may be regularly inspected and more serious conditions may not come to light in HUD reports. We have the tragic example of the Grant Manor fire in which there were no City code inspections of record and HUD inspections did not itemize deficiencies sufficiently to disclose threats to health and safety from electrical and water leak conditions.

**Community Development Strategies:** Provide more focused community development strategies to address Fair Housing challenges and the uneven distribution of minorities among neighborhoods and areas identified in the Consolidated Plan.



1. The Consolidated Plan for 2010-2014 has no barriers analysis equivalent to the section addressed to affordable housing barriers. While these concerns overlap, they are not the same or co-extensive.
2. Based on this weakness, there is not statement in the evaluation of past performance related to fair housing objectives. The only reference to fair housing activities appears in the section presenting priorities and rationales, in which there is no specification of what fair housing activities are done, what City agency or non-profit organization provides services, or what objectives have been designed to guide this work.
3. While WRO is a proposed award recipient under the Action Plan, that organization with extensive fair housing competence and a strong record for education, program and enforcement efforts, such activities are not supported by the grant.

**Public Housing:** Analyze tenaning projections for Public Housing renewal at the Winbrook site to assure accommodation of not only existing residents of Winbrook but also population that would be on waiting list (if they were opened) for this "last hope" resource for subsidized housing affordable to low-low and low income individuals and households. Income mix of this project should prioritize those who require subsidy to secure permanent, quality housing and support available through WPHA.

1. Does HUD mandate mixed income? What is the mix and what is the formula for calculating the ratio?
2. Public Housing should address all waiting lists for subsidized housing as a minimal measure of need for low-low, low and moderate priced rentals.
3. Apartment size should track existing units in tower to be replaced by Phase 1.
4. Waiting lists for transfers based on apartment size should be incorporated in tenaning plan for new buildings.

#### **Prevention of Displacement**

1. Address strategies to provide within the City housing resources to accommodate all Section 8 voucher holders, tenants of buildings who subsidies "time-out", and tenants displaced from substandard and overcrowded buildings by code enforcement.
2. Develop transitional housing to provide emergency shelter requirements of displaced tenants pending permanent relocation.

#### **Post Road and Salvation Army Sites**

1. Revision of the Comprehensive Plan is required and should include an affordable housing component. Coordination with the Salvation Army site to receive benefits from any up-sized development on the Sholtz site.



2. Consider supported housing with cross subsidy based on medical offices situated in proximity to White Plains Medical Center.

### Transportation

In addition to transportation centered on Downtown and retail activity, create mass transit (shuttle, trolley) strategies to provide lower cost or subsidized cost of transportation for low-low and low income households addressing their need for accessing social services, medical care, commuting and employment related activities, grocery shopping and non-profit services, such as thrift shops, counseling and advocacy.



## **COMMUNITY DEVELOPMENT PROGRAM**

70 Church Street, White Plains, New York 10601  
(914) 422-1264 E-Mail: [Planning@whiteplainsny.gov](mailto:Planning@whiteplainsny.gov)

THOMAS M. ROACH  
MAYOR

ELIZABETH A. CHETENY, AICP  
COMMISSIONER

LINDA K. PUOPLO, LMSW  
DEPUTY COMMISSIONER

To: Not-for-Profit Community Organizations  
City Departments

From: City of White Plains, Department of Planning, Office of Community Development

Date: February 14, 2014

Re: **City of White Plains, NY**  
**Community Development Block Grant, Notice of Funding Availability**

---

### **I. Source and Use of Federal Funds**

The City of White Plains is designated as an Entitlement Community by the U.S. Department of Housing and Urban Development (HUD) and as such, receives annual funding through the Community Development Block Grant (CDBG) program. The CDBG Program is a principal revenue source for local communities to address the roots and consequences of poverty. Each year, the City must prepare an Annual Action Plan and submit it to HUD in order to maintain its eligibility to administer these federal funds. The Annual Action Plan for Fiscal Year 2014-15 (FY 2014-15) describes the City's proposed use of approximately \$820,000 in new federal funds anticipated under the CDBG program. Final funding depends upon official notification from HUD. The primary objective of the CDBG program is the development of viable urban communities by providing decent housing, a suitable living environment and expanding economic opportunities, principally for persons of low and moderate income.

This Annual Action Plan identifies:

1. Federal funds expected to be used, indicating the activities on which they will be spent and how the proposed use of the funds addresses the priority needs and specific objectives in the Consolidated Plan;
2. The criteria and procedures to be utilized in the allocation of resources to not-for-profit organizations and City programs and projects; and
3. Goals for the number and types of households and the geographic areas of the City to be assisted with the federal funds.

## II. Project Funding Availability

The City is accepting public service program applications to assist eligible projects to meet local community development needs. Assisted projects must serve or be located in designated CDBG target neighborhoods of the City. Applications for CDBG public service program funds will be received until 4:00 PM on Wednesday, March 26, 2014. Complete applications must be submitted by the deadline to be considered for funding. Applications can be found on the City's website, [www.cityofwhiteplains.com](http://www.cityofwhiteplains.com). Printed applications are available; please contact the Office of Community Development. Please carefully read the application instructions prior to completion of the application.

## III. Timeline

Applicants are encouraged to attend one of two Pre-Application Workshops. Session I will be held on March 3<sup>rd</sup>, 2014, at 10:00 AM and Session II will be held on March 4<sup>th</sup>, 2014, at 1:30 PM. Application assistance is available; please contact the Office of Community Development.

CDBG Annual Funding Application Timeline			
	Task or Event	Date/Deadline	Where <sup>1</sup>
1.	CDBG Applications Available	Friday, February 14, 2014	<a href="http://www.cityofwhiteplains.com">www.cityofwhiteplains.com</a> or Hard copies at Community Development Office
2.	Pre-Application Workshops (Choose One)	Session I: Monday, March 3, 2014 10:00 AM Session II: Tuesday, March 4, 2014 1:30 PM	Community Development Office
3.	CDBG Funding Application Submission	March, 26, 2014 4:00 PM No exceptions will be made.	Community Development Office
4.	Application Completeness Review Completed by Community Development staff.		
5.	Public Hearing: Past CDBG Program Performance and <i>Mandatory</i> Applicant Presentations	Tuesday, April 1, 2014 7:00 PM	Common Council Chambers

6.	Public Meeting: Application review and recommendations	Wednesday, April 9, 2014 7:00 PM	Common Council Chambers
7.	Release of Draft FY 2014-15 Annual Action Plan for 30 day public review and comment period	Wednesday, May, 21, 2014	<a href="http://www.cityofwhiteplains.com">www.cityofwhiteplains.com</a> or Hard copies at Community Development Office, El Centro Hispano, Thomas H. Slater Center, White Plains Public Library
8.	Public Hearing: To hear public comment on the proposed goals and funds allocation of the FY 2014-15 Annual Action Plan	Wednesday, June 18, 2014 7:00 PM	Common Council Chambers
9.	Conclusion of public review and comment period of Draft FY 2014-15 Annual Action Plan	Friday, June 20, 2014	
10.	Final approval of the FY 2014-15 Annual Action Plan by the Common Council	Monday, July 7, 2014 7:30 PM	Common Council Chambers
11.	Final approval of the FY 2014-15 Annual Action Plan by HUD	TBD	
12.	Sub-recipient grant award notification	TBD, typically early winter	
<sup>1</sup> Locations: <i>Community Development Office</i> City of White Plains Planning Department 70 Church Street		<i>Common Council Chambers</i> City Hall 255 Main Street, 2 <sup>nd</sup> Floor	
The City Of White Plains endeavors to make all public meetings accessible to persons with disabilities. With 72 hours advance notice, special assistance can be provided for sight and/or hearing impaired persons at public meetings. Please call 914-422-1300 to request an accommodation to participate in this meeting.			

**CITY OF WHITE PLAINS, NY**  
**DEPARTMENT OF PLANNING**  
**Office of Community Development**  
**70 Church Street**  
**White Plains, NY 10601**  
**(914) 422-1300 / [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov)**  
**[www.cityofwhiteplains.com](http://www.cityofwhiteplains.com)**

**PUBLISHED IN THE JOURNAL NEWS ON FEBRUARY 14, 2014**

**February 14, 2014**  
**FOR IMMEDIATE POSTING**  
**NOTICE OF FUNDING AVAILABILITY AND PUBLIC HEARINGS**  
**2014-15 Annual Action Plan and Grant Application of the**  
**City of White Plains' 2010-2014 Consolidated Plan**

The City of White Plains ("the City") Department of Planning, Office of Community Development, is soliciting public input in the development of the 2014-15 Annual Action Plan for the City's 2010-2014 Consolidated Plan. Each year, the City must prepare an Annual Action Plan and submit it to the U.S. Department of Housing and Urban Development (HUD) in order to maintain its eligibility to administer certain federal funds. For 2014-15, the Annual Action Plan describes the City's proposed use of approximately \$820,000 in new federal funds for FY 14-15 under the Community Development Block Grant (CDBG) program. Final funding depends upon official notification from HUD. The primary objective of the CDBG program is the development of viable urban communities by providing decent housing, a suitable living environment and expanding economic opportunities, principally for persons of low and moderate income.

This Annual Action Plan identifies:

1. Federal funds expected to be used, indicating the activities on which they will be spent and how the proposed use of the funds addresses the priority needs and specific objectives in the Consolidated Plan;
2. The criteria and procedures to be utilized in the allocation of resources to not-for-profit organizations and City programs and projects; and
3. Goals for the number and types of households and the geographic areas of the City to be assisted with the federal funds.

The City is accepting public service program applications for CDBG funds until 4:00 pm on Wednesday, March 26, 2014. Complete applications must be submitted by the deadline to be considered for funding. Applicants are encouraged to attend a Pre-Application Workshop on March 3<sup>rd</sup>, 10 am or March 4<sup>th</sup>, 1:30 pm in the White Plains Planning Dept, 70 Church Street, White Plains, NY. Applications can be found on the City's website, [www.cityofwhiteplains.com](http://www.cityofwhiteplains.com). Printed applications are available, contact the CD Office. Assistance in completing the application is available, contact the CD Office.

Important dates in the development of the 2014-15 Annual Action Plan are:

Tuesday, April 1, 2014

Public Hearing: To review the past years performance of the CD program and hear applicant proposals

Wednesday, April 9, 2014

CDCAC Meeting: To review applications and discuss recommendations for allocation of funds

Wednesday, May 21, 2014

Release of Draft 2014-15 Annual Action Plan for 30 day public review and comment period

Wednesday, June 18, 2014

Public Hearing: To hear public comment on the goals and proposed allocation of funds in the 2014-15 Annual Action Plan

Friday, June 20, 2014

Conclusion of the public review and comment period

All meetings and public hearings will be held by the White Plains Community Development Citizens Advisory Committee. All meeting will begin at 7:00 PM, in the Common Council Chambers, City Hall, 255 Main Street, White Plains, NY.

**CITY OF WHITE PLAINS, NY**  
**DEPARTMENT OF PLANNING**  
**Office of Community Development**  
**70 Church Street**  
**White Plains, NY 10601**  
**(914) 422-1300 / [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov)**  
**[www.cityofwhiteplains.com](http://www.cityofwhiteplains.com)**

**PUBLISHED IN THE WESTHESTER HISPANO ON FEBRUARY 14, 2014**

**February 14, 2014**

**PARA PUBLICACION INMEDIATA**

**AVISO DE DISPONIBILIDAD DE FONDOS Y AUDIENCIAS PÚBLICAS**

**2014-15 Plan de Acción Anual y de solicitud de subvención de la  
Ciudad de White Plains Plan Consolidado 2010-2014**

La Ciudad de White Plains ("la Ciudad") Departamento de Planificación, Oficina de Desarrollo Comunitario, esta solicitando la opinión del público en el desarrollo del Plan de Acción Anual 2014-15 para 2010-2014 Plan Consolidado de la Ciudad . Cada año, la Ciudad deberá elaborar un plan de acción anual y presentarlo ante el Departamento de Vivienda y Desarrollo Urbano (HUD) de EE.UU. con el fin de mantener su elegibilidad para administrar ciertos fondos federales . Para 2014-15, el Plan de Acción Anual describe el uso de la Ciudad propuesta de aproximadamente 820,000 dólares en nuevos fondos federales para el año fiscal 14-15 bajo el programa Community Development Block Grant (CDBG). La financiación final depende de la notificación oficial de HUD. El objetivo principal del programa CDBG es el desarrollo de comunidades urbanas viables, proporcionando una vivienda digna, un entorno de vida adecuado y la expansión de oportunidades económicas, principalmente para personas de ingresos bajos y moderados. .

Este Plan Anual de Accion indentifica:

1. Los fondos federales espera que se utilicen, indicando las actividades en las que se gastan y cómo el uso propuesto de los fondos atiende las necesidades prioritarias y los objetivos específicos del Plan Consolidado;
2. Los criterios y procedimientos que se utilizarán en la asignación de recursos a las organizaciones sin fines de lucro y los programas y proyectos de la Ciudad, y
3. Metas para el número y tipos de hogares y las áreas geográficas de la Ciudad para ser asistidos con fondos federales

La Ciudad está aceptando solicitudes de los programas de servicio público para los fondos CDBG hasta las 4:00 pm el Miércoles, 26 de marzo 2014. Las solicitudes completas deberán ser presentadas en el plazo establecido para ser considerado para la financiación. Los solicitantes deben asistir a un Taller de Pre-Solicitud del 3 de Marzo, de 10 am o 4 de Marzo, 13:30, en el Departamento de Planificación de White Plains, 70 Church Street, White Plains, NY. Las aplicaciones se pueden encontrar en la página web de la Ciudad, [www.cityofwhiteplains.com](http://www.cityofwhiteplains.com). Las solicitudes impresas están disponibles, comuníquese con la Oficina de CD. Asistencia en la realización de la aplicación está disponible, póngase en contacto con la Oficina de CD.



Fechas importantes en el desarrollo del Plan de Acción Anual 2014-15 son:

Martes, Abril 1, 2014

Audiencia Pública: Para revisar el pasado año los resultados del programa de CD y escuchar las propuestas de candidatos

Miercoles, Abril 9, 2014

CDCAC Reunión: Para revisar las solicitudes y discutir recomendaciones para la asignación de fondos

Miercoles, Mayo 21, 2014

Lanzamiento del Proyecto de Plan de Acción Anual 2014-15 de 30 días de revisión pública y periodo de comentarios

Miercoles, Junio 18, 2014

Audiencia Pública: Para escuchar los comentarios del público sobre los objetivos y la asignación de fondos propuesta en el Plan de Acción Anual 2014-15

Viernes, Junio 20, 2014

Conclusión de la revisión pública y periodo de comentarios

Todas las reuniones y audiencias públicas se llevarán a cabo por el Comité Asesor de White Plains Ciudadanos para el Desarrollo Comunitario. Todo encuentro comenzará a las 7:00 PM, en la Cámara del Consejo Común, el Ayuntamiento, 255 Main Street, White Plains, NY.

# AFFIDAVIT OF PUBLICATION

FROM

## The Journal News

CECILIA HERNANDEZ

being duly sworn says that he/she is the principal clerk of The Journal News, a newspaper published in the County of Westchester and State of New York, and the notice of which the annexed is a printed copy, was published in the newspaper area(s) on the date(s) below:

Note: the code to the left of the run dates indicates the zone(s) that the ad was published. (See legend below)

ZONE  
AC

DATE  
02/14/2014

Signed

Sworn to before me

This

18th

day of

January

20

14

Notary Public

Notary Public, State of New York  
Exp. 01/15/15  
Qualified in Westchester County  
Comm. No. 1, 1/15/15, 1/15/15

### Legend:

#### Northern Area (AN):

Armonk, Armonk, Baldwin Place, Bedford, Bedford Hills, Briarcliff Manor, Buchanan, Chappaqua, Crompond, Cross River, Croton Falls, Croton on Hudson, Goldens Bridge, Granite Springs, Jefferson Valley, Katonah, Lincolnville, Millwood, Mohican Lake, Montrose, Mount Kisco, North Salem, Ossining, Peekskill, Pound Ridge, Purdy's, Sherrill, Shrub Oak, Somers, South Salem, Verplanck, Waccabuc, Yorktown Heights, Brewster, Carmel, Cold Spring, Garrison, Lake Peekskill, Mahopac, Mahopac Falls, Putnam Valley, Patterson

#### Central Area (AC):

Ardsley, Ardsley on Hudson, Dobbs Ferry, Elmsford, Greenburg, Harrison, Hartsdale, Hastings, Hastings on Hudson, Hawthorne, Irvington, Larchmont, Mamaroneck, Pleasantville, Port Chester, Purchase, Rye, Scarsdale, Tarrytown, Thornwood, Valhalla, White Plains

#### Southern Area (AS):

Bronxville, Eastchester, Mount Vernon, New Rochelle, Pelham, Tuckahoe, Yonkers

#### Greater Westchester (GW or LGW):

Includes Northern area, Southern area and Central area. (See details below each area)

#### Westchester Rockland (WR):

Includes Greater Westchester area and Rockland area.

#### Rockland Area (AS, AR and RK):

Blauvelt, Congers, Garnerville, Haverstraw, Hillburn, Montsey, Nanuet, New City, Nyack, Orangeburg, Palisades, Pearl River, Piermont, Pomona, Skatburg, Sparkill, Spring Valley, Stony Point, Suffern, Tarrytown, Tappan, Thiells, Tomkins Cove, Valley Cottage, West Haverstraw, West Nyack

#### Express (EPWR):

Armonk, Ardsley, Armonk, Baldwin Place, Bedford, Bedford Hills, Brewster, Briarcliff Manor, Bronxville, Buchanan, Carmel, Chappaqua, Cold Spring, Cortlandt Manor, Cross River, Croton on Hudson, Dobbs Ferry, Eastchester, Elmsford, Garrison, Goldens Bridge, Granite Springs, Harrison, Hartsdale, Hastings, Hawthorne, Irvington, Jefferson Valley, Katonah, Lake Peekskill, Larchmont, Mahopac, Mamaroneck, Millwood, Mohican Lake, Montrose, Mount Kisco, New Rochelle, North Salem, Ossining, Patterson, Peekskill, Pelham, Pleasantville, Port Chester, Pound Ridge, Purchase, Purdy's, Putnam Valley, Rye, Scarsdale, Shrub Oak, Somers, South Salem, Tarrytown, Thornwood, Tuckahoe, Valhalla, Waccabuc, White Plains, Yorktown Heights, Blauvelt, Congers, Garnerville, Haverstraw, Hillburn, Montsey, Nanuet, New City, Nyack, Orangeburg, Palisades, Pearl River, Piermont, Pomona, Skatburg, Sparkill, Spring Valley, Stony Point, Suffern, Tarrytown, Tappan, Thiells, Tomkins Cove, Valley Cottage, West Haverstraw, West Nyack, Mt. Vernon, Yonkers

AD# 3561147

# The Journal News

A GANNETT COMPANY

FRIDAY, FEBRUARY 14, 2014

BREAKING NEWS 24/7 AT LOHUD.COM

## Legal Notices

CITY OF WHITE PLAINS, NY  
DEPARTMENT OF PLANNING  
Office of Community  
Development

White Plains, NY 10610  
914.262.1300  
planning@cityofwhiteplains.org

February 14, 2014  
MEMORANDUM FOR THE  
CITY OF WHITE PLAINS  
CITY MANAGER AND PUBLIC  
WORKS DEPARTMENT

RE: 2014-15 COMMUNITY  
DEVELOPMENT ANNUAL ACTION  
PLAN

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

Notice: The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

The City of White Plains  
Department of Planning  
and Community Development  
has prepared the 2014-15  
Community Development  
Annual Action Plan.

White Plains, February 15 2014

City of White Plains  
Department of Planning  
70 Church Street  
White Plains, NY 10601

ATT: Carmen Gaskin

Dear Sirs:

This is an Affidavit of Certify Publication, confirming that your Public Notice of February 14, 2014 has been published in the newspaper edition of February 14, 2014.  
Enclosed is the tearsheet and copy of the publication.

Sincerely,



Maria Amado  
General Manager  
Westchester Hispano  
333 Mamaroneck Ave. #440  
White Plains, NY 10605  
914-473-2567



## **LA CIUDAD DE WHITE PLAINS, NEW YORK**

### **Aviso de Consulta Pública y Audiencia Pública En U. S. Departamento de Vivienda y Desarrollo Urbano (HUD) Premio de Vecindarios para la Comunidad (CDBG), Propuesta Plan de Acción Anual 2014-15**

**POR LA PRESENTE SE NOTIFICA** que el Plan Propuesta de Acción Anual 2014-15, de la Oficina de Desarrollo Comunitario de la ciudad de White Plains, estará disponible por un período de revisión pública de 30 días que comienza el 21 de mayo de 2014. El Plan Propuesto estará disponible en el sitio web de la Ciudad en [www.whiteplainsny.gov](http://www.whiteplainsny.gov) y en los siguientes lugares en la Ciudad de White Plains: El Centro de Tomas Slater, 2 Fisher Ct; El Centro Hispano, 346 S. Lexington Ave; La Biblioteca de White Plains, 100 Martine Ave; y el Departamento de Planificación de White Plains, 70 Church St. Se puede entregar comentarios escritos el 20 de junio 2014 hasta las 4:00 de la tarde, a la Oficina de Desarrollo Comunitario, 70 Church St, White Plains, NY 10601; o por correo electrónico a [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov); o por fax al 914-422-1301.

**POR LA PRESENTE SE NOTIFICA** que una audiencia pública sobre la Propuesta de Plan de Acción Anual 2014-15 se llevará a cabo el 18 de junio de 2014, a las 7:00 de la noche en la Cámara del Consejo Común del Ayuntamiento, 255 Main Street, White Plains, New York, 10601. Las personas que deseen hacer comentarios sobre la Propuesta de Plan de Acción Anual 2014-15 pueden expresar sus puntos de vista en esta audiencia. Si usted está en necesidad de adaptaciones especiales para una discapacidad o un intérprete, por favor póngase en contacto con la Oficina de Desarrollo Comunitario al 914-422-1300 o [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov). Las solicitudes de asistencia se deben hacer cinco (5) días antes de anticipación a la fecha de la reunión.

El Plan Propuesto se basa en un premio del 2014-15 de Vivienda y Desarrollo Urbano (HUD) de EE.UU. para la Oficina de Desarrollo Comunitario de la ciudad de White Plains por el Programa de Premio de Vecindarios para la Comunidad (CDBG) para la ciudad de White Plains de \$809,912. La asignación incluye \$153,659 para la Administración y Planificación; \$228,529 para el Programa de Rehabilitación; \$117,929 para la Aplicación del Código; \$75,000 para la Infraestructura / Instalaciones Públicas; \$234,795 se han asignado los Servicios Públicos; y \$400,000 se han asignado con cargo al Fondo Rotatorio de Rehabilitación para el Programa de Rehabilitación Vecindario. Financiación propuesta para los programas de servicio público incluye servicios de personas sin hogar, servicios para los ancianos y discapacitados, asesoría de vivienda, comidas y alimentos para los hogares de bajos ingresos, los servicios para la juventud, incluyendo becas de programas y centros comunitarios. Un mínimo de 70 por ciento de todos los fondos asignados en el proyecto de Plan de Acción Anual 2014-15 benefician directamente a la población de bajos y moderados ingresos de White Plains. Las 2014-15 asignaciones del Propuesto Plan de Acción Anual ponen en práctica las múltiples estrategias definidas en El Plan Consolidado 2010-14.



## **CITY OF WHITE PLAINS, NEW YORK**

### **Notice of Public Comment and Public Hearing on U. S. Department of Housing and Urban Development (HUD) Community Development Block Grant (CDBG) Proposed 2014-15 Annual Action Plan**

**PUBLISHED IN THE JOURNAL NEW ON MAY 16, 2014**

**NOTICE IS HEREBY GIVEN** that the City of White Plains Community Development Proposed 2014-15 Annual Action Plan will be available for a 30-day public review period beginning on May 21, 2014. The proposed plan will be available on the City's website at [www.whiteplainsny.gov](http://www.whiteplainsny.gov) and at the following White Plains locations: Slater Center, 2 Fisher Court; El Centro Hispano, 346 S. Lexington Ave; White Plains Library, 100 Martine Ave; and White Plains Planning Department, 70 Church St. Written comments may be submitted until 4 PM, June 20<sup>th</sup>, 2014, to the Office of Community Development, 70 Church St, White Plains, NY 10601; or by e-mail to [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov); or by fax to 914-422-1301.

**NOTICE IS HEREBY GIVEN** that a public hearing on the Proposed 2014-15 Annual Action Plan will be held on June 18, 2014, at 7:00 p.m. in the Common Council Chambers of City Hall, 2<sup>nd</sup> Floor, 255 Main Street, White Plains, New York, 10601. Persons wishing to comment on the Proposed 2014-15 Annual Action Plan may state their views at this hearing. If you are in need of special accommodations for a disability or language translation, please contact the Community Development Office at 914-422-1300 or [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov). Requests for assistance should be made five (5) working days in advance of the meeting date.

The Proposed Plan is based on a 2014-15 HUD Community Development Block Grant award for the City of White Plains of \$809,912. The allocation includes \$153,659 for Administration and Planning; \$228,529 for Rehabilitation Program; \$117,929 for Code Enforcement; \$75,000 for Infrastructure/Public Facilities; \$234,795 has been allocated for Public Services; and \$400,000 has been allocated from the Rehabilitation Revolving Fund for the Neighborhood Rehabilitation Program. Proposed funding for Public Service programs include homeless services, services for the elderly and disabled, housing counseling, meals and food for low income households, youth services including program scholarships, and community centers. A minimum of 70 percent of all funds allocated in the Proposed 2014-15 Annual Action Plan directly benefit the low and moderate income population of White Plains. The Proposed 2014-15 Annual Action Plan allocations implement the multiple strategies identified in the 2010-14 Consolidated Plan.





## LA CIUDAD DE WHITE PLAINS, NEW YORK

### Aviso de Consulta Pública y Audiencia Pública En U. S. Departamento de Vivienda y Desarrollo Urbano (HUD) Premio de Vecindarios para la Comunidad (CDBG), Propuesta Plan de Acción Anual 2014-15

**PUBLISHED IN WESTCHESTER HISPANO ON MAY 22, 2014**

**POR LA PRESENTE SE NOTIFICA** que el Plan Propuesta de Acción Anual 2014-15, de la Oficina de Desarrollo Comunitario de la ciudad de White Plains estará disponible por un período de revisión pública de 30 días que comienza el 21 de mayo de 2014. El Plan Propuesto estará disponible en el sitio web de la Ciudad en [www.whiteplainsny.gov](http://www.whiteplainsny.gov) y en los siguientes lugares en la Ciudad de White Plains: El Centro de Tomas Slater, 2 Fisher Ct; El Centro Hispano, 346 S. Lexington Ave; La Biblioteca de White Plains, 100 Martine Ave; y el Departamento de Planificación de White Plains, 70 Church St. Se puede entregar comentarios escritos el 20 de junio 2014 hasta las 4:00 de la tarde, a la Oficina de Desarrollo Comunitario, 70 Church St, White Plains, NY 10601; o por correo electrónico a [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov); o por fax al 914-422-1301.

**POR LA PRESENTE SE NOTIFICA** que una audiencia pública sobre la Propuesta de Plan de Acción Anual 2014-15 se llevará a cabo el 18 de junio de 2014, a las 7:00 de la noche en la Cámara del Consejo Común del Ayuntamiento, 255 Main Street, White Plains, New York, 10601. Las personas que deseen hacer comentarios sobre la Propuesta de Plan de Acción Anual 2014-15 pueden expresar sus puntos de vista en esta audiencia. Si usted está en necesidad de adaptaciones especiales para una discapacidad o un intérprete, por favor póngase en contacto con la Oficina de Desarrollo Comunitario al 914-422-1300 o [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov). Las solicitudes de asistencia se deben hacer cinco (5) días antes de anticipación a la fecha de la reunión.

El Plan Propuesto se basa en un premio del 2014-15 de Vivienda y Desarrollo Urbano (HUD) de EE.UU. para la Oficina de Desarrollo Comunitario de la ciudad de White Plains por el Programa de Premio de Vecindarios para la Comunidad (CDBG) para la ciudad de White Plains de \$809,912. La asignación incluye \$153,659 para la Administración y Planificación; \$228,529 para el Programa de Rehabilitación; \$117,929 para la Aplicación del Código; \$75,000 para la Infraestructura / Instalaciones Públicas; \$234,795 se han asignado los Servicios Públicos; y \$400,000 se han asignado con cargo al Fondo Rotatorio de Rehabilitación para el Programa de Rehabilitación Vecindario. Financiación propuesto para los programas de servicio público incluye servicios de personas sin hogar, servicios para los ancianos y discapacitados, asesoría de vivienda, comidas y alimentos para los hogares de bajos ingresos, los servicios para la juventud, incluyendo becas de programas y centros comunitarios. Un mínimo de 70 por ciento de todos los fondos asignados en el proyecto de Plan de Acción Anual 2014-15 benefician directamente a la población de bajos y moderados ingresos de White Plains. Las 2014-15 asignaciones del Propuesto Plan de Acción Anual ponen en práctica las múltiples estrategias definidas en El Plan Consolidado 2010-14.



**AFFIDAVIT OF PUBLICATION  
FROM**



CECILIA HERNANDEZ

being duly sworn says that he/she is the principal clerk of **THE JOURNAL NEWS**, a newspaper published in the County of Westchester and the State of New York, and the notice of which the annexed is a printed copy, was published in the newspaper area(s) on the date (s) below:

Zone:  
Westchester

Run Dates:  
05/16/14

Cecilia Hernandez  
Signature

Sworn to before me, this 28 day of May, 2014

[Signature]  
Notary Signature

LOLA M. HALL  
Notary Public, State of New York  
No. 011465112693  
Qualified in Westchester County  
Commission Expires July 6, 2018

**Legend:**

**WESTCHESTER:**

Arts and Crafts, Ardsley, Ardsley on Hudson, Armonk, Baldwin Place, Bedford, Bedford Hills, Brewster, Briarcliff Manor, Brotonville, Buchanan, Carmel, Cheopopus, Cold Spring, Croton, Cross River, Croton Falls, Croton on Hudson, Dobbs Ferry, Eastchester, Elmsford, Garrison, Goldens Bridge, Klonite Springs, Greenvale, Harrison, Harborside, Hastings, Hastings on Hudson, Hawthorne, Irvington, Jefferson Valley, Katonah, Lake Peekskill, Larchmont, Lincolnville, Manasquan, Mahwah Falls, Massena, Milford, Mohican Lake, Montross, Mount Kisco, Mount Vernon, New Rochelle, North Salem, Ossining, Patterson, Peekskill, Poughkeepsie, Pleasantville, Port Chester, Pound Ridge, Purchase, Putnam, Putnam Valley, Rye, Scarsdale, Sharanook, Shrub Oak, Sonoma, South Salem, Tarrytown, Thornwood, Tuckahoe, Valhalla, Verplank, Waccabuc, White Plains, Yorktown Heights, Yorktown

**ROCKLAND:**

Blauvelt, Congers, Cornville, Haverstraw, Hillburn, Marcellus, New City, Nyack, Orangeburg, Palisades, Pearl River, Piermont, Pomona, Staatsburg, Sparkill, Spring Valley, Stony Point, Suffern, Tarrytown, Tappan, Tithon, Tunkhasket Cove, Valley Cottage, West Haverstraw, West Nyack

Ad Number: 0000014984

# Journal News

media group  
A GANNETT COMPANY | lohud.com

Classified Ad Receipt  
(For Info Only - NOT A BILL)

**Customer:** WHITE PLAINS CITY OF PLANNING  
**Address:** 255 MAIN ST  
WHITE PLAINS NY 10601  
USA  
**Ad No.:** 0009014964  
**Print Method:** Credit Card  
**Total Amount:** \$178.00  
**Run Times:** 1  
**Run Dates:** 05/16/14

## Text of Ad:

CITY OF WHITE PLAINS, NEW YORK  
Notice of Public Comment and Public Hearing  
on E. S. Department of Housing and Urban  
Development (HUD)  
Community Development Block Grant (CDBG)  
Proposed 2014-15 Annual Action Plan  
NOTICE IS HEREBY GIVEN that the City of  
White Plains, Community Development, has  
prepared 2014-15 Annual Action Plan will be  
available for a 30-day public review period be-  
ginning on May 21, 2014. The proposed plan  
will be available on the City's website at www.  
whiteplainsny.gov and at the following White  
Plains locations: Silver Courts, 3 Fulton Court,  
El Centro Hispano, 346 S. Lexington Ave, White  
Plains Library, 100 Madison Ave, and White  
Plains Planning Department, 26 Church St.  
Written comments may be submitted until 4  
PM, June 20th, 2014, to the Office of Community  
Development, 30 Church St, White Plains,  
NY 10601, or by e-mail to planning@whiteplainsny.gov  
or by fax to 914-422-1300.  
NOTICE IS HEREBY GIVEN that a public hearing  
on the Proposed 2014-15 Annual Action Plan  
will be held on June 18, 2014, at 7:00 pm, in  
the Common Council Chambers of City Hall,  
2nd Floor, 255 Main Street, White Plains, New  
York, 10601. Persons wishing to comment on  
the Proposed 2014-15 Annual Action Plan may  
state their views at this hearing. If you are in  
need of special accommodations for a disability  
or language translation, please contact the  
Community Development Office at 914-422-  
1300 or planning@whiteplainsny.gov. Re-  
quests for assistance should be made five (5)  
working days in advance of the meeting date.  
The Proposed Plan is based on a 2014-15 HUD  
Community Development Block Grant Award  
for the City of White Plains of \$800,917. The  
allocation includes \$150,000 for Administration  
and Planning, \$200,529 for Rehabilitation Pro-  
grams, \$100,969 for Code Enforcement,  
\$75,000 for Infrastructure/Public Facilities,  
\$204,195 has been allocated for Public Serv-  
ices, and \$490,000 has been allocated from the  
Rehabilitation Revolving Fund for the Neigh-  
borhood Rehabilitation Program. Proposed  
funding for Public Service programs include  
homeless services, services for the elderly and  
disabled, housing counseling, youth and food  
for low income households, youth services in-  
cluding program scholarships, and community  
outlets. A minimum of 75 percent of all funds  
allocated in the Proposed 2014-15 Annual Ac-  
tion Plan directly benefit the low and moderate  
income population of White Plains. The Pro-  
posed 2014-15 Annual Action Plan allocations  
implement the multiple strategies identified in  
the 2010-14 Consolidated Plan.

Gannett NJ Newspapers  
3601 Highway 66 \* P. O. Box 1550 \* Neptune, NJ 07754



White Plains, May 15, 2014

City of White Plains  
Department of Planning  
70 Church Street  
White Plains, NY 10601

ATT: Carmen Gaskin

Dear Sirs:

This is an Affidavit of Certify Publication, confirming that your Public Notice of May 22, 2014, has been published in the newspaper edition of May 22<sup>nd</sup>, 2014.

Sincerely,

Maria Amado  
General Manager  
Westchester Hispano  
333 Mamaroneck Ave. #440  
White Plains, NY 10605  
914-473-2567

180 South Broadway, Suite 410  
White Plains, NY 10605

Phone: 914-831-7276  
amadam@westchesterhispano.net

## LA CIUDAD DE WHITE PLAINS, NEW YORK

### Aviso de Consulta Pública y Audiencia Pública En U. S. Departamento de Vivienda y Desarrollo Urbano (HUD) Premio de Vecindarios para la Comunidad (CDBG), Propuesta Plan de Acción Anual 2014-15

**POR LA PRESENTE SE NOTIFICA** que el Plan Propuesta de Acción Anual 2014-15, de la Oficina de Desarrollo Comunitario de la ciudad de White Plains estará disponible por un periodo de revisión pública de 30 días que comienza el 21 de mayo de 2014. El Plan Propuesto estará disponible en el sitio web de la Ciudad en [www.whiteplainsny.gov](http://www.whiteplainsny.gov) y en los siguientes lugares en la Ciudad de White Plains: El Centro de Tomas Slater, 2 Fisher Ct; El Centro Hispano, 346 S. Lexington Ave; La Biblioteca de White Plains, 100 Martine Ave; y el Departamento de Planificación de White Plains, 70 Church St. Se puede entregar comentarios escritos el 20 de junio 2014 hasta las 4:00 de la tarde, a la Oficina de Desarrollo Comunitario, 70 Church St, White Plains, NY 10601; o por correo electrónico a [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov); o por fax al 914-422-1301.

**POR LA PRESENTE SE NOTIFICA** que una audiencia pública sobre la Propuesta de Plan de Acción Anual 2014-15 se llevará a cabo el 18 de junio de 2014, a las 7:00 de la noche en la Cámara del Consejo Común del Ayuntamiento, 255 Main Street, White Plains, New York, 10601. Las personas que deseen hacer comentarios sobre la Propuesta de Plan de Acción Anual 2014-15 pueden expresar sus puntos de vista en esta audiencia. Si usted está en necesidad de adaptaciones especiales para una discapacidad o un intérprete, por favor póngase en contacto con la Oficina de Desarrollo Comunitario al 914-422-1300 o [planning@whiteplainsny.gov](mailto:planning@whiteplainsny.gov). Las solicitudes de asistencia se deben hacer cinco (5) días antes de anticipación a la fecha de la reunión.

El Plan Propuesto se basa en un premio del 2014-15 de Vivienda y Desarrollo Urbano (HUD) de EE.UU. para la Oficina de Desarrollo Comunitario de la ciudad de White Plains por el Programa de Premio de Vecindarios para la Comunidad (CDBG) para la ciudad de White Plains de \$809,912. La asignación incluye \$153,859 para la Administración y Planificación; \$228,529 para el Programa de Rehabilitación; \$117,929 para la Aplicación del Código; \$75,000 para la Infraestructura / Instalaciones Públicas; \$234,795 se han asignado los Servicios Públicos; y \$400,000 se han asignado con cargo al Fondo Rotatorio de Rehabilitación para el Programa de Rehabilitación Vecindario. Financiación propuesta para los programas de servicio público incluye servicios de personas sin hogar, servicios para los ancianos y discapacitados, asesoría de vivienda, comidas y alimentos para los hogares de bajos ingresos, los servicios para la juventud, incluyendo becas de programas y centros comunitarios. Un mínimo de 70 por ciento de todos los fondos asignados en el proyecto de Plan de Acción Anual 2014-15 benefician directamente a la población de bajos y moderados ingresos de White Plains. Las 2014-15 asignaciones del Propuesto Plan de Acción Anual ponen en práctica las múltiples estrategias definidas en El Plan Consolidado 2010-14.

## Email distribution of Draft 2014-15 Annual Action Plan

Distributed to: The Mayor and Common Council Members, City Staff, all members of the Urban Renewal Agency, and all members of the Community Development Citizens Advisory Committee.



To: Mayor and Common Council Members

CC: John Callahan, Chief of Staff and Karen Pasquale, Senior Advisor to the Mayor

Subject: Draft 2014-15 Community Development Annual Action Plan

Date: May 21, 2014

To the Honorable Mayor and Honorable Members of the Common Council,

The Department of Housing and Urban Development ("HUD") Community Development Program annually provides funding to the City of White Plains as an Entitlement Community to operate the Community Development Block Grant Program. The Department of Planning and the Community Development Citizens Advisory Committee ("CDCAC") have developed a local funding allocation to address the community development needs of the City as approved by the City in August 2010 in the HUD mandated 2010-14 Consolidated Plan, and also address all of the HUD funding requirements.

The Draft 2014-15 Community Development Annual Action Plan is being released today, May 21, 2014, for a 30 day public review and comment period concluding on June 20th, at 4 PM. Upon conclusion of the 30 day period, public comments will be incorporated into the final document and forwarded for your consideration for adoption at the July 2014 Common Council meeting.

Attached are two documents for your review:

1. Notice of Public Comment and Public Hearing
2. Draft 2014-15 Community Development Annual Action Plan

Should you prefer a printed copy, please let us know.

Thank you for your continued support of this valuable program.